PHYSICAL NEEDS ASSESSMENT





THE HOUSING AUTHORITY OF THE COUNTY OF CHESTER

30 WEST BARNARD STREET, SUITE 2 WEST CHESTER, PA 19382

PREPARED BY:

K&A

ARCHITECTURAL SERVICES, LLC

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On the Web

SUBMITTED: REVISED: MARCH 9, 2011

K&A #10236

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PHYSICAL NEEDS ASSESSMENT DETAILED BREAKDOWN

Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-4A Kings Terrace

Submitted Revised Constructed 1970

Rental	Elderly	Elevator	1 Building	50 units
			30 efficiency	8% vacant
			20 1-BR	4 vacant units

General Description of Needed Physical Improvements	Urgency 1-5
Gently rolling grassy site with concrete and stamped concrete sidewalks and	1-sidewalk &
bituminous parking lot. Sidewalks need repair. Landscape to be refreshed.	driveway
Service driveway to be repaired.	repair &
	landscape
Common & service areas include corridors, stair towers, elevators, community	2 – corridor
room. Leasing office, laundry, trash room, and mechanical rooms. Corridor	1- masonry
finishes failing. Masonry cracks at default building expansion joints. Corridor	cracks
re-lighting project left wall scars at each fixture. Central boiler for entire	3 – common
building. Two elevators. Interior mailbox area.	spaces
Laundry Room: Washers and dryers and their maintenance provided by third party.	1
Single three-story brick structure with flat modified bitumen roof and standing	1- siding &
seam fake mansard. Metal framed double hung windows in a variety of	soffits
conditions. Decorative T1-11 siding between windows rotting. Replace siding.	3- windows
Replace soffit at entry. Windows operable with continued maintenance.	5-roof, brick
Dwellings: Floors typically VCT. Ceilings concrete slab except top floor, which	2- doors
is GWB. Walls GWB. Bathrooms ceramic tile. Entry door to corridor with	1-entry dr
spring hinges. Interior doors swing with bi-fold closet doors. Lighting fixtures	hardware
are new. Replace damaged doors. Provide door closers that meet ADA	4-floor
guidelines.	finishes
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate with 45-	1-kitchen
degree miter at inside corners. 20-inch gas range, single bowl sink, refrigerator,	
and ceiling exhaust fan. Not all units have range splash guard. Replace cabinets	
& counters with HUD approved materials. Replace ranges. Provide ADA	
kitchen cabinetry.	
Dwellings: Bathroom has enameled cast iron tub, ½ tiled surround. Toilet	1- tub
accessories not inventoried, but are a continual maintenance issue. Provide full	surround
height tub surround. Provide ADA bathrooms.	
Dwelling: Baseboard heat. Air conditioning by tenant with window units.	
Smoke detectors in each bedroom.	
Mechanical plant: The boilers, heating hot water pumps, domestic hot water heat	3-Radiators
exchanger and indirect water heaters are new and in good condition. The new	3- Danfoss
Johnson controls provide automatic control of the complete boiler system. The	valve
building appears to be split into three zones, most likely, 1st floor, 2nd floor and	1-Exhaust
3 rd floor based on the piping configuration and the 3 distribution pumps. The	fans

	T
existing baseboard radiators throughout the building are showing signs of wear	2-valves
& tear. These radiators are recommended for replacement where fins and covers	
are damaged beyond repair. New Danfoss valves & temperature controls are	
recommended where damaged or missing. The office, lobby, community room	
and wellness office are served by split systems that are nearing the end of their	
useful life. These systems are recommended for replacement. The unit toilet	
exhaust fans are at the end of their useful life. Some have been replaced over	
time. Roof mounted exhaust fans were not functional, the fan belt was missing	
but the motor was operating. These fans are recommended for replacement with	
direct drive fans.	
Water system: The domestic hot water is generated by a plate-frame heat	1-Incoming
exchanger and indirect hot water heaters fed from the heating boilers. The	Domestic
equipment was recently installed and is expected to have a long useful life. The	Water line
domestic incoming cold water line is located where it may be prone to freezing.	2-Valves
It is recommended that the water line be relocated or at minimum wrapped in	2 4 41 1 63
It is recommended that the water line be relocated of at infilmfully wrapped in	
electric heat tape and insulated. Replace shut-off and isolation valves	2 Unit panels
Electrical service and distribution: The existing electric gear & distribution is	3. Main
original to the building. Parts and devices will eventually be difficult & cost	
prohibitive to obtain. It is recommended to replace the panels & breakers in all	panels
the units. Replace main panels where necessary or unavoidable.	
Emergency & life safety. Smoke and CO detectors. Manual fire alarm pull	
stations provided throughout. The building is not equipped with a fire	
suppression system.	
Elevator: (2) Hydraulic units installed 2010.	
Trash chute terminates at compactor served by rolling containers.	
Accessibility: Can be improved by updating designated handicap apartments to	1-accessible
fully accessible units. Signage not compliant (or lacking altogether)	dwellings

Physical Improvements will result in structural/system soundness at a reasonable cost?

YES

Development has long-term physical and social viability?

YES

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.



March 3, 2011

Via e-mail eschiavo@kitchenandassociates.com

Mr. Eugene Schiavo Kitchen and Associates Architectural Services 756 Haddon Avenue Collingswood, NJ 08108

Re:

Housing Authority of the County of Chester - King Terrace, 300 East High St., Phoenixville, PA Vertical Transportation - VDA No. P01890000

Dear Mr. Schiavo:

In accordance with our agreement, VDA® (Van Deusen & Associates) examined the two (2) oil hydraulic passenger elevators at the above-referenced property on February 25, 2011 to evaluate the current operating conditions.

Observations

The property is served by two (2) oil hydraulic passenger elevators which operate in a duplex collective system. The rated capacity for Elevator No. 1 is 2,000 lbs., and Elevator No. 2 is 3,000 lbs. These elevators are designed to operate at 100 feet per minute. Each elevator utilizes dual stage telescopic cylinder units. The system components were manufactured by various companies that support the elevator industry and were installed by Pincus Elevator Company in December 2010, when the original in-ground elevator system was removed and two new complete elevators were installed. Both elevators are currently under the new installation warranty period.

These elevators serve a total of three (3) floors and three (3) openings. Front openings can be found at the first thru third floors. GAL manufactured belt-driven door operators run the car and corridor doors and associated door apparatus. An electronic detector is installed on the car door for passenger protection. Single speed horizontal slide entrances, 3'-6" wide x 7'-0" high, are installed on Elevator 1. Elevator 2 has two speed horizontal slide entrances, 3'-8" wide x 7'-0" high. The attached System Profile provides additional information.

Pincus Elevator Company is the incumbent service contractor, and provides the preventative maintenance on the elevators.

The three year load test prescribed under ASME A17.1 Safety Standards was performed in November 2010 and is current, as shown on the inspection paperwork located in the machine room.

There are limited maintenance records located in the machine room that are provided by Pincus Elevator Company. There are maintenance records for the routine exams and repairs; however, there are no records for the monthly fire testing. A17.1 Code for Elevators requires these specific items be tracked on site.

Housing Authority – County of Chester Kings Terrace, Phoenixville, PA 03/03/11

Evaluation Summary

The elevators were installed in 2010 and comply with the 2000 - 2002 addendum edition of the ASME A17.1 Elevator Code in effect at the time of the installation. Subsequent mandated retroactive requirements vary from one jurisdiction to another, subject to enforcement by the local governing authority.

The elevators were operating at the time of our examination; therefore, we were able to fully evaluate the current level of preventive maintenance and operating performance characteristics.

The overall preventative maintenance provided by Pincus Elevator Company is adequate.

The elevator systems are comprised of good quality components, and are in the beginning stage of their design life expectancy. Providing the equipment is properly maintained, along with normally anticipated repairs, the existing elevators should provide satisfactory service and meet the needs of the building for the next twenty (20) to twenty-five (25) years.

Recommendations

Immediate:

There are no immediate recommendations for these newly installed elevators.

Short & Long Term:

These elevators should continue to be included in a routine preventative maintenance program to assure that the elevator equipment adequately serves the needs of the building and the maximum life expectancy of this equipment can be realized.

We welcome the opportunity to review our initial findings, conclusions and recommendations, if further clarification is desired. Please contact our office if we can be of further assistance.

Very truly yours,

William P. DeCelle Area Manager

Juno el alla

WPD/mjg

Attachment

f:/P01890000-Kings Terrace-rpt

OIL / HYDRAULIC ELEVATORS CURRENT EQUIPMENT STATUS

This section details the condition of major components and compares individual equipment areas to current industry standards and/or relative ASME A17.1 Safety Code Standards.

The basic equipment is grouped and evaluated as follows:

A. MACHINE ROOM:

1. <u>Valve Control</u> (Oil flow device used to control the rate of fluid to and from the cylinder/piston assembly that raises and lowers the elevator car enclosure):

The valve is located over the pump unit and is installed in a submersible type power unit with the motor and pump located in the oil tank reservoir. The test tag located on the valve indicates the three (3) year load test was performed in November 2010 and is current.

2. Pump/Motor [s] (Electrical rotating device used in conjunction with the above valve control to create pressure for raising the elevator cab enclosure):

The pump and 20 / 25 HP AC motors are submersible type components and are located in the oil reservoir tank.

3. Tank Assembly (Oil storage reservoir used to contain the system fluid):

The tank assembly is steel and appears to be in good condition. The tanks are mounted on isolation pads and are bolted to the machine room floor.

4. <u>Signal Controls [Selectors]</u> (Electrical and electromechanical devices used to govern the starting, stopping, direction of travel and dispatching sequence of operation):

The controllers are a microprocessor type control system, manufactured by Virginia Controls Elevator Company, and installed by Pincus Elevator Company. There is an electronic soft type starter for the motors. The fire recall system appears to be the current approved version of the ASME Code.

5. <u>Motion Controls</u> (Electrical operative unit interfaced with the valve control governing speed in both directions of travel):

There is a mechanical/electrical system installed in the hoistway and car top to interface car position with the control system for both elevators.

B. HOISTWAY AND PIT:

1. <u>Guide Rails and Guides</u> (Steel vertical tracks in hoistway used to direct the car movement with relative roller or sliding type guide shoes):

There are standard steel T car guides. The cab structure has slide guides installed.

2. <u>Hoistway Door Equipment</u> (Top and bottom door trackage with relative rollers, guides and linkage, electromechanical safety interlocks):

The hoistway door equipment for these elevators was manufactured by GAL Company and consists of an applied type bar track, and bolt on hangers to the door panels. A sill style closer is installed to assist in closing of the hoistway doors. There are GAL safety interlocks at each floor.

3. Buffers (Safety devices used in pit to stop uncontrolled descending elevator car):

The spring buffers are fastened to the cylinder head support system.

4. <u>Electrical Wiring and Traveling Cables</u> (*Electrical conductors used to interface machine room controls with car and corridor operating signal devices*):

The wiring appears to be new and in good condition.

C. CAR EQUIPMENT:

1. <u>Car Door Equipment</u> (Master power operator and linkages, trackage, sliding panel[s] or gate[s] with relative safety devices and door protection systems):

There are belt-driven operators manufactured by GAL Elevator Company. The car door has applied style hanger assemblies. The car door has an electronic detector installed for passenger safety.

2. <u>Cab Enclosure</u> (Cabin for load carrying unit including interior lighting, floor covering, emergency exits and finishes):

The car enclosures have had plastic laminate panels installed over the original cab shell. The panels appear to be manufactured by Canton Elevator Company, and are in good condition. The cab front and the car door are finished in stainless satin steel. There is a drop ceiling installed in the cab with recessed fixtures installed in the drop ceiling.

3. Car Frame (Supporting structural frame and platform on which car enclosure is mounted with fastenings for hydraulic plunger [i.e., ram] mechanisms to raise and lower elevator):

The car frame is made up of steel members and is in good condition.

D. FIXTURES

1. Operating/Signal Equipment (Car and hall pushbutton fixtures, position indicator devices, direction of travel indicators, communication devices, emergency lighting and advisory indicators):

The signal operating fixtures are new and meet the ADA requirements. The car operating panels are mounted in the front return of the cab. There are direction lanterns in cab transoms. There are multi-light position indicators in the car mounted over the transom, and at the ground floor located over the door frame. There is one single riser of hall call stations located between each elevator.

LIFE CYCLE ANALYSIS

Elevator ID: Elevators 1 & 2

Remaining Projected Useful Design Present Recommended Action **Condition Comments** Component/System Life Life Age (Years) (Years) (Years) MACHINE ROOM Continue Preventative 25 - 30 **Good Condition** 25 - 301 1. Pump Unit/Tank Maintenance Program Continue Preventative 25 - 30**Good Condition** 25 - 301 2. External Piping Maintenance Program Continue Preventative 15 - 20 Good Condition 15 - 201 3. Signal Controls Maintenance Program Continue Preventative 4. Manifold Control Good Condition 15 - 201 15 - 20Maintenance Program Valves HOISTWAY AND PIT Continue Preventative 75+ Good Condition 50 - 75+ 1 1. Guide Rails Maintenance Program Continue Preventative Good Condition 1 Varies Varies 2. Cylinder-Plunger Maintenance Program Continue Preventative 3. Hoistway door Good Condition 15 - 201 15 - 20Maintenance Program Equipment N/A N/A N/A 20 - 25 1 4. Recovery System CAR EQUIPMENT Continue Preventative 75+ Good Condition 50 - 75 +1 1. Car Frame Maintenance Program Continue Preventative 1 15 - 20 **Good Condition** 15 - 202. Cab Door Equipment Maintenance Program Continue Preventative Varies Good Condition Varies 1 3. Cab Enclosure Maintenance Program OPERATING/SIGNAL EQUIPMENT Continue Preventative Good Condition 10 - 15 10 - 151 1. Fixtures Maintenance Program

Date: 02/2011

THE AMERICANS WITH DISABILITIES ACT ELEVATOR SYSTEMS ADA COMPLIANCE SURVEY

ELEVATOR ID: Elevators 1 & 2

DATE: 02/2011

"S" DENOTES SATISFACTORY

"U" DENOTES UNSATISFACTORY

N COMMENTS	U	MPLIANCE ITEM/CATEGORY S
	ĺ	ME A17.1 Safety Code
		Enclosure (layout, door size, illumination X
		COperating Panel(s) (design, location and ction)
		Signals and Communications (indicators communications)
		and Corridor Entrances (size, signage and opening device)
		rridor Fixtures (operation, signals and ation)
		erational Functions (automatic leveling and printing)
ations	Eval	Additional Notes and
ations		or timing)

ITEMIZED DEFICIENCIES

1.	Jpdate the maintenance, fire testing charts located in the machine room per the ASME A17	. 1
	Safety Code for Elevators.	

Vertical Transportation

Systems Profile

VDA No.:

P01890000

Location:

300 East High Street, Phoenixville, PA

Building Type:

Residential Building

Unit ID:

Elevators PE1 & PE2

Type of System(s):

Oil-Hydraulic / Multi-stage Telescopic Cylinder

A. General Information:

Capacity (lbs.) / Loading:

2,000 / Passenger Car No. 1

3,000 / Passenger Car No. 2

Rated Speed (fpm):

100

Floors Served:

Three (3)

Machine Type/Location:

Oil-Hydraulic / Ground Floor

Control Type:

Virginia Control, Microprocessor Controller

Sequence of Operation:

Duplex Selective Collective

Door Configuration/Size:

PE1 - Single Speed Side Opening / 3'-6" x 7'-0"

PE2 - Two Speed Side Opening / 3'-8" x 7'-0"

Power Supply:

240 Volts AC / Three Phase / Four wires

O.E.M. /Date of Installation:

Pincus Elevator Company / 2010

Present Service Company:

Pincus Elevator Company

Date / Type of Last Testing:

November 2010 / 3 Year Load Test







Elevation



Roof



Lobby



Lobby



Community Room



Laundry Room



Interior Corridor



Apartment Kitchen



Apartment Kitchen



Apartment Kitchen



Apartment Kitchen



Apartment Bath



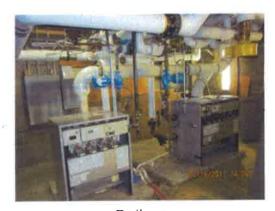
Apartment Bath



Apartment Bath



Apartment Bath



Boilers



Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-04 Fairview

Submitted Revised Constructed 1970

Rental	Family	Row	4 Buildings	25 units
			9 2-BR	8% vacant
			11 3-BR	2 vacant units
			4 4-BR	
			1 5-BR	

General Description of Needed Physical Improvements	Urgency 1-5 1- driveway		
Gently rolling yet primarily flat grassy site with concrete sidewalks and			
bituminous parking lot. There is a paved basketball court and a children's			
playground. There is a fence on a retaining wall separating the playground from	sidewalks,		
the adjacent residential building. Some sidewalks need repair. Landscape to be	fencing		
refreshed. Service driveway to be repaired. Parking lot sealing and striping			
needed. Fencing in poor shape.			
Common & service areas include maintenance shop/ utility room. The exterior	1		
doors to this room are in poor condition. The remnant of one 2-BR unit, carved			
up to provide an accessible unit next door, is in poor condition.			
Four brick structures, 2- to 3-stories in height, with flat modified bitum roof with	1- siding		
asphalt shingle shed roofs at the entries. Metal framed double hung windows in a	2-entry		
variety of conditions, with an exterior security screen. Decorative T1-11 siding	soffits and		
between windows rotting. Replace siding. Replace soffit at entry. Windows	roofing		
operable with continued maintenance; ¼ of screens damaged. Each unit has	1-masonry		
Front & rear doors and screen doors. Each unit has an exterior concrete rear	repair		
patio. Gutters & downspouts drain to the rear of the buildings. Steel lintels	1-down-		
above the rear doors are rusting at ½ of the site causing local masonry failure.	spouts		
Dwellings: Floors typically VCT, Ceilings GWB. Walls GWB. Bathrooms	3		
ceramic tile with FRP wall panels. Interior doors swing. Lighting fixtures are			
new; closet lights bare bulb with basket protective. Units have wood stair with			
non-continuous wrought iron railings. Hookups provided for washer and dryer.			
Replace damaged doors. Larger family units require more immediate repairs to			
walls, doors and floors.			
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate. 30-inch gas	1-50%		
range, single bowl sink, refrigerator, and range hood. Range splash guard	2-ranges		
provided. Replace cabinets & counters with HUD approved materials. Replace			
ranges. Provide ADA kitchen cabinetry.			
Dwellings: Bathroom has enameled cast iron tub, fiberglass surround. Toilet	3		
accessories not inventoried, but are a continual maintenance issue. Provide			
ADA bathrooms.			
Dwelling: Forced air heat. Air conditioning by tenant with window units.			
Smoke detectors in each bedroom.			
Mechanical plant: Natural gas fired furnace in each tenant unit. The filters need	1-Filters		

replacement. Return duct collar at wall opening to equipment should be installed properly. Return opening should be adequate for return airflow. Replace non-working electric heaters	5- Return openings 1. Elec heaters
Water system: The site water meter is located in maintenance space at the first building. The water service should be protected from freezing. Large main valves are original to the building and may have deteriorated over time. It is recommended to replace these valves. Plumbing fixture isolation valves are recommended for replacement. It is expected that a percentage of valves may need to be replaced immediately. The buildings are not sprinklered. The site has	1-Pipe protection 2- isolation valves 2- main valves
fire hydrants located in the vicinity of the cul-de-sac. Electrical service and distribution: The main site switchgear is located behind the first building near the maintenance area. Subsequent ground mounted transformers are located behind each building. A house electrical meter is located in the maintenance space. The individual tenant electric meters socket is located at the rear of each property. The meters have not been installed. Unit panels are in satisfactory condition, but may need replacement in 10 years time.	3-Tenant electric panels
Emergency & life safety. CO detectors.	1 – CO Detectors
Ventilation: There is no exhaust venting for the interior dryer.	1-dryer vent
Accessibility: Can be improved by updating designated handicap apartments to	1-accessible
fully accessible units.	dwellings
	dwellings

Physical Improvements will result in structural/system soundness at a reasonable cost?

NO

Development has long-term physical and social viability?

NO

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.

Fairview PNA - K&A #10236







Exterior



Exterior



Exterior



1st Floor Shed Roof



Playground



Basketball Court



Apartment Stair



Apartment Kitchen

Fairview PNA - K&A #10236



Apartment Bath



Apartment Bath



Apartment Mechanical Closet

Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-08 Oxford Terrace

Submitted Revised Constructed 1985

Rental	Elderly	Elevator	1 Building	48 units
			25 efficiency	8% vacant
Į.			23 1-BR	4 vacant units

General Description of Needed Physical Improvements	Urgency 1-5
Flat site carved into the terrain with concrete sidewalks and bituminous parking	1-sidewalks
lot. Sidewalks need repair. Provide accessible curb cuts.	
Common & service areas include corridors, stair towers, elevators, community	1-common
room, toilet rooms. Leasing office, laundry, trash room, tenant bulk storage and	area finishes
mechanical rooms. Corridor finishes failing. Masonry cracks in both stair	1-masonry
towers. Corridor re-lighting project left wall scars at each fixture. Central boiler	cracks
for entire building. Two elevators. Interior mailbox area. Mailboxes worn.	2-mailbox
Provide ADA compliance to common areas doors/ accessible routes	
Laundry Room: Washers and dryers and their maintenance provided by third	
party	
Single four-story brick structure with hipped truss asphalt shingle room. Metal	1-lighting
framed double hung windows in a variety of conditions. Covered porch at entry.	1-downpout
Replace soffit at entry. Replace exterior lighting. Windows operable with	3-windows
continued maintenance. Replace missing downspouts/damaged gutters. Exterior	1-doors/fr
HM doors and frames rusting. Thru-wall AC sleeves for apartments; PTACs for	2-porch
ground floor offices and community room.	
Dwellings: Floors typically carpet, with vinyl at entry, kitchen and bath.	1-entry
Ceilings concrete slab except top floor, which is GWB. Walls GWB.	hardware
Bathrooms ceramic tile wainscot. Entry door to corridor with spring hinges.	
Interior doors swing with swing and bi-pass closet doors. Lighting fixtures are	
new. Replace damaged doors. Provide door closers that meet ADA guidelines.	
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate with 45-	1-counters
degree miter at inside corners. 20-inch electric range, single bowl sink,	3-cabinets
refrigerator, and range hood. Not all units have range splash guard. Replace	1-splash
counters with seamless corners. Upgrade cabinets to HUD standards. Replace	guard
ranges. Provide ADA kitchen cabinetry.	
Dwellings: Bathroom has tub with liner, tiled surround. Toilet accessories not	
inventoried, but are a continual maintenance issue. Provide ADA bathrooms.	
Dwelling: Baseboard heat. Air conditioning by tenant with window units.	
Smoke detectors in each bedroom.	
Mechanical plant: The building has combined heating and domestic hot water	2-H&V Unit
system that was installed recently. The system and its components appear to be	2-Roof Fans
in good condition. The roof mounted exhaust fans are recommended for	3-valves
replacement in 5 years. The corridor H&V unit is recommended for replacement,	
it is at the end of its useful life. Some shut-off valves may need replacement	

	4.70
Water system: Protect water pipe from freezing. Replace shut off valves at mains	1-Freeze
and isolation valves at plumbing fixtures.	protection
	2-Isolation
	valves
	2. Main
	valves
Electrical service and distribution. Permanent night light within unit often non-	
working. Incoming electrical service is original to the building. The panels	
appear to be satisfactory.	
Emergency & life safety. Smoke and CO detectors. Manual fire alarm pull	
stations provided throughout. The building is served with a limited area sprinkler	
system, which serves the mechanical rooms, common areas, stairs and corridors.	
Elevator: (2) hydraulic units. Does not have current ADA signals and user	2
Elevator: (2) hydraune units. Does not have current ADA signals and user	1
controls. System upgrade planning should begin. Upgrade components include	
cylinder replacement and systems modernization.	
Trash chute terminates at compactor served by rolling containers.	1-accessible
Accessibility: Can be improved by updating designated handicap apartments to	
fully accessible units. Common toilet rooms not to current standards.	dwellings
Community Room kitchenette not to current standards. Signage not ADA	
compliant (or lacking altogether)	
Replace Laundry washing machine box & repair wall	1 – Laundry
	Machine Box

Physical Improvements will result in structural/system soundness at a reasonable cost?

YES

Development has long-term physical and social viability?

YES

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.



March 3, 2011

Via e-mail gschiavo@kitchenandassociates.com

Mr. Eugene Schiavo Kitchen and Associates Architectural Services 756 Haddon Avenue Collingswood, NJ 08108

Re:

Housing Authority of the County of Chester - Oxford Terrace, 326 Market Street, Oxford, PA

Vertical Transportation - VDA No. P01890000

Dear Mr. Schiavo:

In accordance with our agreement, VDA® (Van Deusen & Associates) examined the two (2) oil hydraulic passenger elevators at the above-referenced property on February 24, 2011 to evaluate the current operating conditions.

Observations

The property is served by two (2) oil hydraulic passenger elevators which operate in a duplex collective system. These elevators have a rated capacity of 2,500 pounds for Elevator No.1, and 2,000 pounds for Elevator No. 2, and are designed to operate at 100 feet per minute. Each elevator utilizes a direct plunger cylinder unit. The system components for these elevators were manufactured by various companies that support the elevator industry and were installed by Eastern Elevator Company in 1985. There has been no major upgrading of the elevators since the original installation. The cab interior walls and ceiling appear to have been changed within the last two (2) to three (3) years.

These elevators serve a total of four (4) floors and four (4) openings. Front openings can be found at the second - fourth floors. A rear opening is located at the ground floor for both elevators. GAL manufactured belt driven door operators run the car and corridor doors and associated door apparatus. An electronic detector is installed on the car door for passenger protection. Single speed horizontal slide entrances, 3'-6" wide x 7'-0" high are installed on Elevator No. 1. Elevator No. 2 has single speed horizontal slide entrances, 3'-0" wide x 7'-0" high. The attached System Profile provides additional information.

Low Rise Elevator Company is the incumbent service contractor, and provides the current preventative maintenance on this elevator.

The three year load test prescribed under ASME A17.1 Safety Standards was performed in October of 2010 and is current, as shown on the inspection paperwork located in the machine room. There is no indication of when the annual pressure relief test was performed.

Housing Authority – County of Chester Oxford Terrace, Oxford, PA 03/03/11

There are limited maintenance records located in the machine room that are provided by Low Rise Elevator Company. There are maintenance records for the routine exams and repairs. There are no records for the monthly fire testing and the consumption of hydraulic fluid. A17.1 Code for Elevators requires these specific items be tracked on site.

Evaluation Summary

The elevators were installed in 1985 and comply with an earlier edition of the ASME A17.1 Elevator Code in effect at the time of the original installation. Subsequent mandated retroactive requirements vary from one jurisdiction to another, subject to enforcement by the local governing authority.

The elevators were operating at the time of our examination; therefore, we were able to fully evaluate the current level of preventive maintenance and operating performance characteristics.

The elevator hoistways, car tops and door operating equipment have minor amounts of dust, dirt and debris. These components appear to have been routinely cleaned, lubricated.

The annual pressure relief test should be performed and the valve assemblies tagged accordingly.

The overall preventative maintenance provided by Low Rise Elevator Company is adequate.

Underground sections of the existing cylinder unit and oil supply line could not be examined during our survey. Exposed portions of the piston and oil supply line appear to be in good condition based on our visual observations. At the time of the original installation, the underground cylinder may or may not have been protected against corrosion; therefore, predicting the life expectancy of the cylinder with any degree of accuracy is not possible.

The elevator systems are comprised of good quality components that are in the end of their design life expectancy. Providing the equipment is properly maintained, along with normally anticipated repairs, the existing elevators should provide satisfactory service and meet the needs of the building for the next twelve (12) to eighteen (18) months.

Recommendations

Immediate:

In order to extend the use of these passenger elevators, we recommend that the existing maintenance contractor be sent a copy of this report so that they can address the maintenance and performance issues. These minor issues should be able to be accomplished by Low Rise Elevator Company within the next forty-five (45) days.

Housing Authority – County of Chester Oxford Terrace, Oxford, PA 03/03/11

Short Term:

Modernization and upgrading of these elevators is recommended. Financial planning should be implemented to provide for some form of modernization program to be completed within the next twelve (12) to eighteen (18) months. New control systems should be installed, along with new signal operating fixtures as the existing are dated and do not meet the intent of the ADA Act.

Recent modernization projects of similar hydraulic passenger elevator systems have averaged \$90,000 to \$100,000. This estimate will vary depending upon the specific scope of work, aesthetics and industry escalation. Additional work to bring the existing building conditions up to meet the current code include items such as shunt trip breaker and heat detectors for the machine room sprinkler, installation of a smoke detection system for elevator recall, car light disconnect, and GFCI outlets, and can add \$10,000 to \$15,000 to the cost of the elevator project. Actual costs should be obtained for these additional items for a true turnkey project cost.

Replacement of the underground hydraulic components, although not required at this particular rise and size, can cost \$60,000 to \$70,000 per elevator to replace. Included in this cost is the removal of the existing underground components, installation of a new PVC liner and hydraulic jack assembly.

Long Term:

These elevators should continue to be included in a routine preventative maintenance program to assure that the elevator equipment adequately serves the needs of the building and the maximum life expectancy of this equipment can be realized.

We welcome the opportunity to review our initial findings, conclusions and recommendations, if further clarification is desired. Please contact our office if we can be of further assistance.

Very truly yours,

William P. DeCelle Area Manager

Jumo el all

WPD/mjg

Attachment

f:/P01890000-Oxford Terrace-rpt

OIL/HYDRAULIC ELEVATORS CURRENT EQUIPMENT STATUS

This section details the condition of major components and compares individual equipment areas to current industry standards and/or relative ASME A17.1 Safety Code Standards.

The basic equipment is grouped and evaluated as follows:

A. MACHINE ROOM:

1. <u>Valve Control</u> (Oil flow device used to control the rate of fluid to and from the cylinder/piston assembly that raises and lowers the elevator car enclosure):

The valve is located over the pump unit and is installed in a submersible type power unit with the motor and pump located in the oil tank reservoir. The test tag located on the valve indicates the three (3) year load test was performed in October 2010 and is current. There is no indication as to when the annual pressure relief test was performed.

2. Pump/Motor [s] (Electrical rotating device used in conjunction with the above valve control to create pressure for raising the elevator cab enclosure):

The pump and 20 HP AC motors are submersible type components and are located in the oil reservoir tank.

3. Tank Assembly (Oil storage reservoir used to contain the system fluid):

The tank assembly is steel and appears to be in fair condition. The tanks are mounted on isolation pads and are bolted to the machine room floor.

4. <u>Signal Controls [Selectors]</u> (Electrical and electromechanical devices used to govern the starting, stopping, direction of travel and dispatching sequence of operation):

The controllers are a relay logic system manufactured by ESI Elevator Control Company, and installed by Eastern Elevator Company. There is a Wye-Delta style starter for the motors. The fire recall system appears to be of an earlier version of the ASME Code.

5. <u>Motion Controls</u> (Electrical operative unit interfaced with the valve control governing speed in both directions of travel):

There is a mechanical/electrical system installed in the hoistway and car top to interface car position with the control system for both elevators.

B. HOISTWAY AND PIT:

1. <u>Guide Rails and Guides</u> (Steel vertical tracks in hoistway used to direct the car movement with relative roller or sliding type guide shoes):

There are standard steel T car guides. The cab structure has slide guides installed.

2. <u>Hoistway Door Equipment</u> (Top and bottom door trackage with relative rollers, guides and linkage, electromechanical safety interlocks):

The hoistway door equipment for these elevators was manufactured by GAL Company and consists of an applied type bar track and bolt on hangers to the door panels. A sill style closer is installed to assist in closing of the hoistway doors. There are GAL safety interlocks at each floor.

3. Buffers (Safety devices used in pit to stop uncontrolled descending elevator car):

The spring buffers are fastened to the cylinder head support system.

4. <u>Electrical Wiring and Traveling Cables</u> (*Electrical conductors used to interface machine room controls with car and corridor operating signal devices*):

The wiring appears to be original and in fair condition.

C. CAR EQUIPMENT:

1. <u>Car Door Equipment</u> (Master power operator and linkages, trackage, sliding panel[s] or gate[s] with relative safety devices and door protection systems):

These are belt-driven operators manufactured by GAL Elevator Company. The car door has applied style hanger assemblies. The car door has an electronic detector installed for passenger safety.

2. <u>Cab Enclosure</u> (Cabin for load carrying unit including interior lighting, floor covering, emergency exits and finishes):

The car enclosures have had plastic laminate panels installed over the original cab shell. The panels appear to be manufactured by Bostock ILP and are in good condition. The cab front and the car door are finished in stainless satin steel. There is a drop ceiling installed in the cab with recessed fixtures installed in the drop ceiling.

3. Car Frame (Supporting structural frame and platform on which car enclosure is mounted with fastenings for hydraulic plunger [i.e., ram] mechanisms to raise and lower elevator):

The car frame is made up of steel members and is in good condition.

D. FIXTURES

1. Operating/Signal Equipment (Car and hall pushbutton fixtures, position indicator devices, direction of travel indicators, communication devices, emergency lighting and advisory indicators):

The signal operating fixtures appear to be the original fixtures. While in working order, they appear yellowed and dated. The car operating panels are mounted in the front return of the cab. There are direction lanterns in cab transoms that do not operate. There are multi-light position indicators in the car mounted over the transom, and at the ground floor located over the door frame. There is one single riser of hall call stations located between each elevator.

LIFE CYCLE ANALYSIS

Elevator ID: Elevators 1 & 2

Date: 02/2011

Component/System	Projected Design Life (Years)	Present Age (Years)	Remaining Useful Life (Years)	Condition Comments	Recommended Action
			MACHINER	U U IVI	Continue preventative
1. Pump Unit/Tank	25 – 30	26	1 - 2	Fair Condition	maintenance (PM)/ Replace under a modernization program
2. External Piping	25 – 30	26	1 - 2	Fair Condition	Continue PM / Replace under a modernization program
3. Signal Controls	15 – 20	26	1 - 2	Fair Condition	Continue PM / Replace under a modernization program
4. Manifold Control Valves	15 – 20	26	1 - 2	Both valve assemblies are in good condition	Continue PM / Replace under a modernization program
		Н	OISTWAYA	ND PIT	
1. Guide Rails	50 - 75+	26	50+	Good Condition	Continue PM Program
2. Cylinder-Plunger	Varies	26	Varies	Good Condition	Continue PM Program
Hoistway door Equipment	15 – 20	26	1 - 2	Fair Condition	Continue PM / Replace under a modernization program
4. Recovery System	20 - 25	N/A	N/A	N/A	N/A
			CAR EQUIP	MENT	
1. Car Frame	50 – 75+	26	50+	Good Condition	Continue PM
2. Cab Door Equipment	15 – 20	26	1 - 2	Fair Condition	Continue PM / Replace under a modernization program
3. Cab Enclosure	Varies	3+/-	Varies	Good Condition	Continue PM
		OPERAT	ING/SIGNA	L EQUIPMENT	
1. Fixtures	10 – 15	26	1 - 2	Fair Condition	Continue PM / Replace under a modernization program

THE AMERICANS WITH DISABILITIES ACT ELEVATOR SYSTEMS ADA COMPLIANCE SURVEY

ELEVATOR ID: Elevators 1 & 2

DATE: 02/2011

"S" DENOTES SATISFACTORY

"U" DENOTES UNSATISFACTORY

	W		
COMPLIANCE ITEM/CATEGORY	S	U	CONDITION COMMENTS
ASME A17.1 Safety Code		X	Earlier version of fire recall installed
Cab Enclosure (layout, door size, illumination and flooring)	X		
Car Operating Panel(s) (design, location and function)		X	Height and Braille requirements not met
Car Signals and Communications (indicators and communications)		X	No communication system, missing in-car lantern and signals
Car and Corridor Entrances (size, signage and Re-opening device)		X	Missing Braille tags
Corridor Fixtures (operation, signals and location)		X	Hall stations too low/high, recessed button style
Operational Functions (automatic leveling and door timing)	X		

Additional Notes and Evaluation Clarifications

ITEMIZED DEFICIENCIES

- 1. Perform the annual pressure relief test and tag the valve assemblies accordingly.
- 2. Perform a general cleaning of the hoistway door operating hardware. Clean the tracks and replace worn door rollers.
- 3. Replace nonworking lamps in the signal fixtures.
- 4. Update the maintenance, fire testing and hydraulic consumption charts located in the machine room per the ASME A17.1 Safety Code for Elevators.

Vertical Transportation

Systems Profile

VDA No.:

P01890000

Location:

326 Market Street, Oxford, PA

Building Type:

Residential Building

Unit ID:

Elevators PE1 & PE2

Type of System(s):

Oil-Hydraulic / Conventional Cylinder

A. General Information:

Capacity (lbs.) / Loading:

2,500 / Passenger Car No. I

2,000 / Passenger Car No. 2

Rated Speed (fpm):

100

Floors Served:

Four (4)

Machine Type / Location:

Oil-Hydraulic / Ground Floor

Control Type:

ESI Relay Logic Controller

Sequence of Operation:

Duplex Selective Collective

Door Configuration / Size:

PE1 - Single Speed Side Opening / 3'-6" x 7'-0" PE2 - Single Speed Side Opening / 3'-0" x 7'-0"

Power Supply:

208 Volts AC / Three Phase / Four wires

O.E.M. / Date of Installation:

Eastern Elevator Company / 1985

Present Service Company:

Low Rise Elevator Company

Date / Type of Last Testing:

October 2010 / 3 Year Load Test



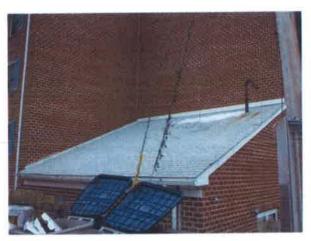
Main Entrance



Elevation



Elevation



Community Room Roof



Rusting Exterior Doorframe



Entry Vestibule

Oxford Terrace

PNA - K&A #10236



Mailboxes



Community Room



Community Room



Men's Room



Men's Room



Laundry Room

Oxford Terrace

PNA - K&A #10236



Laundry Room



Apartment Kitchen



Boilers



Hot Water System

Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-25 Spruce & Maple Court

Submitted Revised Constructed 1969

Rental	Family	Walk-up	4 Buildings	24 units
			12 efficiency	33% vacant
			12 1-BR	8 vacant units

General Description of Needed Physical Improvements	Urgency 1-5
Flat grassy site with bituminous sidewalks and bituminous parking lot. The	2-driveway
dumpster is enclosed with a fence. Some sidewalks need repair. Landscape to be	repair,
refreshed. Parking lot sealing and striping needed.	sidewalks
OIC Building: Contains Community Room, Kitchenette, Leasing/ Management Offices, toilet rooms, Laundry Room, maintenance shop, and basement boiler room serving the development. One story concrete block structure with asphalt shingled shed roof. There is an areaway leading into the boiler room. This building is conditioned by both the boiler (baseboard heat) and with forced-air cooling from two rooftop units. Laundry room not accessible due to appliance proximity to entry door. Signage not compliant (or lacking altogether) Laundry Room: Washers and dryers and their maintenance provided by third	2
party.	
Residential buildings: Three concrete block structures, 2-stories in height, with asphalt shingle roofs. Metal framed sliding windows in poor condition. Replace soffit at entry. There are six entries each leading to a common stair serving four units. Unit mailboxes located in the stair tower. Gutters & downspouts drain to front and rear of the buildings. Repair roof-wall flashings. (typ) Replace damaged downspouts and gutters	1-windows 2-entry 1-roof flashings, gutters
Dwellings: Entry door opens into common stair. Floors typically VCT/VAT. Ceilings GWB. Walls GWB. Bathrooms ceramic tile floor with tile wainscot. Interior doors swing. Bathroom doors have pivot hinge with hospital latch. Lighting fixtures are new; closet lights bare bulb with basket protective. Replace damaged doors.	3
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate. 24-inch gas range, single bowl sink, refrigerator, and range hood. Range splash guard provided. Replace cabinets & counters with HUD approved materials. Replace ranges. Provide ADA kitchen cabinetry.	2
Dwellings: Bathroom has enameled cast iron tub, tile surround. Toilet accessories not inventoried, but are a continual maintenance issue. Expanded bathrooms at accessible units dark because of lighting layout. Provide ADA bathrooms. Dwelling: Baseboard heat from central boiler. Air conditioning by tenant with	3
window units. Smoke detectors in each bedroom.	
Mechanical plant: Central hydronic heating boilers are located in the basement of the OIC building, feeding the baseboard radiators of the 3 residential	1-Shut-off valves

	1
buildings via insulated underground piping. The new boilers & system appear to	2-Insulation
be in good condition. The boilers feed indirect water heaters for domestic ht	3-Dielectric
water. Shut-off valves are recommended for replacement. Insulation on piping	fittings
was missing. Mixed pipe material without dielectric fittings were observed	
Water system: Indirect water heater fed by heating boilers. The system appeared	2. Shut-off
satisfactory. Isolation valves and shut-off valves may need replacement.	valves
Substitution of the state of th	2-isolation
	valves
Electrical service and distribution: One panel serves each group of four units.	
Emergency & life safety. Smoke and CO detectors. Manual fire alarm pull	
stations provided throughout the OIC building. No fire suppression system	1
provided; not required in OIC building.	
Ventilation:	
Accessibility: Can be improved by updating designated handicap apartments to	1-accessible
fully accessible units. Laundry room not accessible (clear area at door and door	dwellings
1 1	a womings
hardware) Signage not compliant (or lacking altogether)	

Physical Improvements will result in structural/system soundness at a reasonable cost?

YES

Development has long-term physical and social viability?

YES

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.



Spruce Court



Spruce Court



Spruce Court



Maple Court



Apartment Common Entry



Apartment Kitchen - Efficiency



Apartment Kitchen - Efficiency



Apartment Kitchen - Efficiency



Apartment Bath



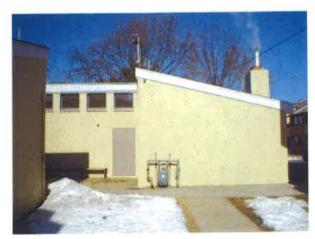
Apartment Kitchen - 1 Bedroom



Apartment Bath



OIC Entrance



OIC Courtyard



OIC Roof



OIC Community Room



OIC Community Room



OIC Women's Room



OIC Men's Room

Maple/Spruce Courts

PNA - K&A #10236



OIC Laundry



OIC Boilers



OIC Laundry



OIC Domestic Hot Water

Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-02 Locust Court

Submitted Revised Constructed 1969

Rental	Family	Row	5 Buildings 8 2-BR	26 units 19% vacant
			14 3-BR	5 vacant units
			4 4-BR	

General Description of Needed Physical Improvements	Urgency 1-5
Flat grassy site with concrete sidewalks and bituminous parking lot. Some	1- driveway
sidewalks need repair. Landscape to be refreshed. Parking lot sealing and	sealing, HC
striping needed. Designate ADA parking stall.	parking
There is a common utility room under the kitchen of one unit, with private	1-ventilation
access. Ventilation of this area is poor.	
Five masonry structures, 2- to 3-stories in height, with flat modified bitum roofs	1- siding
and asphalt shingle roofs. Metal framed slider windows in a variety of	2-entry
conditions, with exterior screens. Replace soffit at entry. Windows operable	soffits and
with continued maintenance. Each unit has front & rear doors with screen doors;	roofing
these doors are non-standard size, which adds cost. Each unit has a new exterior	1-down-
concrete rear patio. A new pressure treated wood front porch and stair is	spouts
currently being constructed at each unit. New front entrance canopies are	
currently being constructed at each unit. Gutters & downspouts drain to the front	
and rear of the buildings. One unit has a brand new wood ramp that does not	
meet current ADA codes for railings.	
Dwellings: Floors typically carpet over unknown substrate; Kitchen floor sheet	3
vinyl. Ceilings GWB. Walls GWB. Bathrooms sheet vinyl with tile wainscot.	
Interior doors swing; larger bedroom closets have bi-pass doors. Bathroom	
doors have pivot hinge with hospital latch. Lighting fixtures are new; closet	
lights bare bulb with basket protective. Units have wood stair with wood	
railings; landings VAT/VCT. Hookups provided for washer in Kitchen. Larger	
family units require more immediate repairs to walls, doors and floors.	
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate. 24-inch gas	1-20%
range, single bowl sink, refrigerator, and range hood. Range splash guard	2-ranges
provided. Replace cabinets & counters with HUD approved materials. Replace	
ranges. Provide ADA kitchen cabinetry.	
Dwellings: Bathroom has enameled cast iron tub, ceramic tile surround. Toilet	1-10%
accessories not inventoried, but are a continual maintenance issue. 4-BR units	
have a separate shower room and ½ bath instead of a full second bath. Provide	
ADA bathrooms.	
Dwelling: Forced air heat. Air conditioning by tenant with window units.	2
Smoke detectors in each bedroom.	
Mechanical plant: In each unit. New geothermal system. Central gas meter.	1-Duct collar
Ductwork at floor penetrations is recommended to be repaired to prevent supply	at floor

air leakage in the floor ceiling cavity	outlets
Water system: A single site main and meter serves the all units. Replace shut-off	2-Shut-off
and isolation valves. The site does not have a sprinklers system.	valves
	2-Isolation
	valves
Electrical service and distribution: Central meter. Unit panel and abandoned	1-50%
meter socket located under first floor stair landing. Unit devices are worn and	devices
should be replaced. Recommend relocation dwelling unit panels to an easily	3. Relocate
accessible location.	panel
Emergency & life safety. Smoke and CO detectors.	
Ventilation: Ventilation of utility room poor.	1
Accessibility: Can be improved by updating designated handicap apartments to	1-accessible
fully accessible units.	dwellings

Physical Improvements will result in structural/system soundness at a reasonable cost?

Y/N

Development has long-term physical and social viability?

Y/N

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.



Locust Court - Front



Locust Court - Rear



Rear Porch Roof



Exterior Ramp



Site Mailbox



Apartment Kitchen

Locust Court PNA - K&A #10236



Apartment Bath



Apartment Bath



Beneath Stair Landing/Utility Closet



Apartment Mechanical Closet

Physical Needs Assessment

Housing Authority of the County of Chester

PA 46-05 222 North Church

Submitted Revised Constructed 1970

Rental	Elderly	Elevator	1 Building	59 units
			28 efficiency	20% vacant
			31 1-BR	12 vacant units

Gently rolling grassy site with concrete sidewalks and bituminous parking lot. Sidewalks need repair. Landscape to be refreshed. Site amenities include picnic tables and grilles. Sealcoat parking and restripe. Common & service areas include corridors, stair towers, elevators, community rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors. Laundry Room: Washers and dryers and their maintenance provided by third	1 sidewalk & driveway repair & landscape 2-corridor 1-50% common spaces 3-50 % common spaces
Sidewalks need repair. Landscape to be refreshed. Site amenities include picnic tables and grilles. Sealcoat parking and restripe. Common & service areas include corridors, stair towers, elevators, community rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	repair & landscape 2-corridor 1-50% common spaces 3-50 % common
Common & service areas include corridors, stair towers, elevators, community rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	landscape 2-corridor 1-50% common spaces 3-50 % common
Common & service areas include corridors, stair towers, elevators, community rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	2-corridor 1-50% common spaces 3-50 % common
rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	1-50% common spaces 3-50 % common
rooms, Leasing office, manager's apartment, laundry, toilet rooms, trash room, janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	common spaces 3–50 % common
janitor closets and mechanical rooms. Corridor finishes failing. Masonry cracks at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	spaces 3–50 % common
at default building expansion joints. Corridor re-lighting project left wall scars at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	3–50 % common
at each fixture. Central boiler for entire building. Two elevators. Interior mailbox area. Provide ADA hardware at trash chute room access doors.	common
mailbox area. Provide ADA hardware at trash chute room access doors.	
	spaces
Laundry Room: Washers and dryers and their maintenance provided by third	
Duditary Tooms (1) states of	
party.	
Single four-story brick structure with flat modified bitumen roof and asphalt	1- windows
shingle fake mansard. Metal framed double hung windows in a variety of	5-roof, brick
conditions. Replace windows.	
Dwellings: Floors typically VCT, except recently renovated units that have	2- doors
carpet with sheet vinyl in the kitchens. Ceilings concrete slab except top floor	1-entry dr
which is GWB and all bathrooms, which are lay-in tile. Walls GWB.	hardware
Bathrooms vinyl floor. Entry door to corridor with spring hinges. Interior doors	4-floor
swing with bi-fold closet doors. Lighting fixtures are new. Replace damaged	finishes
doors. Provide door closers that meet ADA guidelines. Lay-in tile not verified	
is appropriate type for high humidity areas.	
Dwellings: Kitchen cabinets. Kitchen counters are plastic laminate with 45-	1-10%
degree miter at inside corners. 20-inch gas range, single bowl sink, refrigerator,	kitchen
and ceiling exhaust fan. Not all units have range splash guard. Replace cabinets	1-15%
& counters with HUD approved materials. Replace ranges. Provide ADA	counters
kitchen cabinetry.	3-40%
Ritelieli Caoliicti y.	kitchen
Dwellings: Bathroom has tubs with tub liner, plastic sheet surround. Toilet	1-tub calk
accessories not inventoried, but are a continual maintenance issue. Replace tub	
surround calking. Provide ADA bathrooms.	
Dwelling: Baseboard heat. Air conditioning by tenant with window units.	
Smoke detectors in each bedroom.	
Mechanical plant: New hydronic water boilers provide heating water to	1-Danfoss

baseboard radiators. Recommend replace damaged & worn out radiators. Replace Danfoss vales where damaged or missing.	valves 3-radiators
Water system: A single water service enters through a closet in the basement. The drain port on the water main was leaking at time of observation. Replace shut-off and isolation valves. A solar hot water heating system is present.	1-remove & cap drain port 2-shut-off valves 2-isolation valves
Electrical service and distribution: The main distribution service is original to the building, and appears to be in good condition.	
Emergency & life safety. Smoke and CO detectors. Manual fire alarm pull stations provided throughout. This building is fully sprinklered and has a dry standpipe system.	
Elevator: (2) independent hydraulic units. Routine PM to be improved; could use ADA upgrade to signals and user controls. Future upgrade components include cylinder replacement and systems modernization.	3
Trash chute terminates at compactor served by rolling containers.	
Accessibility: Can be improved by updating designated handicap apartments to fully accessible units.	1-accessible dwellings
Tuny accessible units.	

Physical Improvements will result in structural/system soundness at a reasonable cost?

YES

Development has long-term physical and social viability?

YES

Sources of information:

Visual observations performed by K&A Architectural Services (site, architecture, mechanical, plumbing and electrical) and Van Duesen & Associates (vertical transportation), February 2011. The Housing Authority provided building and site plans, when available. Cost information derived from R.S. Means and other sources.

Photos of typical conditions follow.



March 3, 2011

Via e-mail gschiavo@kitchenandassociates.com

Mr. Eugene Schiavo Kitchen and Associates Architectural Services 756 Haddon Avenue Collingswood, NJ 08108

Re:

Housing Authority of the County of Chester - 222 N. Church Street, West Chester, PA

Vertical Transportation - VDA No. P01890000

Dear Mr. Schiavo:

In accordance with our agreement, VDA® (Van Deusen & Associates) examined the two (2) oil hydraulic passenger elevators at the above-referenced property on February 24, 2011 to evaluate the current operating conditions.

Observations

The property is served by two (2) oil hydraulic passenger elevators which operate in a simplex collective system. These elevators have a rated capacity of 2,500 pounds, and are designed to operate at 100 feet per minute for Elevator 1 and 125 feet per minute for Elevator 2. Each elevator utilizes a direct plunger cylinder unit. The system components for Elevator 1 were manufactured by various companies that support the elevator industry and installed by Millar Elevator Company. Elevator 2 was manufactured by Dover Elevator Company and installed by Security Elevator Company, the local Dover Elevator representative. Both Millar and Dover Elevator companies no longer exist. The two elevators were installed a year apart with Elevator 1 in 1992 and Elevator 2 in 1993. These elevators are approximately fifteen feet across from each other and serve the same lobbies throughout the building. There has been no major upgrading of the elevators since the original installation. The cab interior walls and ceiling appear to have been changed within the last two (2) to three (3) years.

These elevators serve a total of five (5) floors and five (5) openings. Belt driven door operators run the car and corridor doors and associated door apparatus. An electronic detector is installed on the car door for passenger protection. Single speed horizontal slide entrances, 3'-6" wide x 84" high, are installed on these elevators. The attached System Profile provides additional information.

Low Rise Elevator Company is the incumbent service contractor and provides the preventative maintenance on these elevators.

The three year load test prescribed under ASME A17.1 Safety Standards was performed in October of 2010 and is current, as indicated on the inspection paperwork located in the machine room. There is no record of when the annual pressure relief test was performed.

There are limited maintenance records located in the machine room that are provided by Low Rise Elevator Company. There are maintenance records for the routine exams and repairs; however, there are no records for the monthly fire testing and the consumption of hydraulic fluid. A17.1 Code for Elevators requires these specific items be tracked on site.

Evaluation Summary

The elevators were installed in 1992 and 1993 and comply with an earlier edition of the ASME A17.1 elevator code in effect at the time of the original installation. Subsequent mandated retroactive requirements vary from one jurisdiction to another, subject to enforcement by the local governing authority.

The elevators were operating at the time of our examination; therefore, we were able to fully evaluate the current level of preventive maintenance and operating performance characteristics.

The elevator hoistways, car tops and door operating equipment have minor amounts of dust, dirt and debris. These components appear to have been routinely cleaned, lubricated.

The annual pressure relief test should be performed and the valve assembly tagged accordingly.

The door clutch assembly needs to be adjusted to remove the noise during open and close cycles.

The overall preventative maintenance provided by Low Rise Elevator Company is adequate.

Underground sections of the existing cylinder unit and oil supply line could not be examined during our survey. Exposed portions of the piston and oil supply line appeared to be in good condition, based on our visual observations. At the time of the original installation, the underground cylinder may or may not have been protected against corrosion; therefore, predicting the life expectancy of the cylinder with any degree of accuracy is not possible.

The elevator systems are comprised of good quality components, and are in the middle stage of the design life expectancy. Dover Elevator Company is no longer in business, but spare parts and technical information for this vintage type control system still can be obtained. Providing the equipment is properly maintained, along with normally anticipated repairs, the existing elevators should provide satisfactory service and meet the needs of the building for the next eighteen (18) to twenty-four (24) months.

Recommendations

Immediate:

In order to extend the use of these passenger elevators, we recommend that the existing maintenance contractor be sent a copy of this report so that they can address the maintenance and performance issues. These minor issues should be able to be accomplished by Low Rise Elevator Company within the next forty-five (45) days.

Housing Authority – County of Chester 222 North Church Street, West Chester, PA 03/03/11

Short Term:

Modernization and upgrading of these elevators is recommended. Financial planning should be implemented to provide for some form of modernization program to be completed within the next eighteen (18) to twenty-four (24) months. New control systems should be installed to tie the two elevators together. New signal operating fixtures should be installed, as the existing are dated and do not meet the intent of the ADA Act.

Recent modernization projects of similar hydraulic passenger elevator systems have averaged \$85,000 to \$95,000. This estimate will vary depending upon the specific scope of work, aesthetics and industry escalation. Additional work to bring the existing building conditions up to meet the current code include shunt trip breaker and heat detectors for the machine room sprinkler, installation of a smoke detection system for elevator recall, car light disconnect and GFCI outlets, and can add \$10,000 to \$15,000 to the cost of the elevator project. Actual costs should be obtained for these additional items for a true turnkey project cost.

Replacement of the underground hydraulic components, although not required at this particular rise and size, can cost \$65,000 to \$75,000 per elevator to replace. Included in this cost is the removal of the existing underground components, installation of a new PVC liner and hydraulic jack assembly.

Long Term:

These elevators should continue to be included in a routine preventative maintenance program to ensure that the elevator equipment adequately serves the needs of the building and the maximum life expectancy of this equipment can be realized.

We welcome the opportunity to review our initial findings, conclusions and recommendations, if further clarification is desired. Please contact our office if we can be of further assistance.

Very truly yours,

William P. DeCelle Area Manager

Mund Il all

WPD/mjg

Attachment

E/P018900(R)-222 N. Church-rpt

OIL / HYDRAULIC ELEVATORS CURRENT EQUIPMENT STATUS

This section details the condition of major components and compares individual equipment areas to current industry standards and/or relative ASME A17.1 Safety Code Standards.

The basic equipment is grouped and evaluated as follows:

A. MACHINE ROOM:

I. <u>Valve Control</u> (Oil flow device used to control the rate of fluid to and from the cylinder/piston assembly that raises and lowers the elevator car enclosure):

The valve is located over the pump unit and is installed in a submersible type power unit with the motor and pump located in the oil tank reservoir. The test tag located on the valve indicates the three (3) year load test was performed in October 2010 and is current. There is no indication as to when the annual pressure relief test was performed.

2. Pump/Motor [s] (Electrical rotating device used in conjunction with the above valve control to create pressure for raising the elevator cab enclosure):

The pump and 25 HP AC motors are submersible type components and are located in the oil reservoir tank.

3. Tank Assembly (Oil storage reservoir used to contain the system fluid):

The tank assembly is steel and appears to be in fair condition. The tanks are mounted on isolation pads and are bolted to the machine room floor.

4. <u>Signal Controls [Selectors]</u> (Electrical and electromechanical devices used to govern the starting, stopping, direction of travel and dispatching sequence of operation):

The controller for Elevator No. 1 is a relay logic control system, manufactured by ESI Elevator Control Company, and installed by Millar Elevator Company. The controller for Elevator No. 2 is a relay logic solid state control system, manufactured by Dover Elevator Control Company and installed by Security Elevator Company. Dover is no longer in business, but spare and replacement parts for this type of system are still easy to obtain. There is a Wye-Delta style starter for the motors. The fire recall system appears to be of an earlier version of the ASME Code.

5. <u>Motion Controls</u> (Electrical operative unit interfaced with the valve control governing speed in both directions of travel):

There is a mechanical/electrical system installed in the hoistway and car top to interface car position with the control system for both elevators.

B. HOISTWAY AND PIT:

1. <u>Guide Rails and Guides</u> (Steel vertical tracks in hoistway used to direct the car movement with relative roller or sliding type guide shoes):

There are standard steel T car guides. The cab structure has slide guides installed.

2. <u>Hoistway Door Equipment</u> (Top and bottom door trackage with relative rollers, guides and linkage, electromechanical safety interlocks):

The hoistway door equipment for Elevator No. 1 was manufactured by GAL Company and consists of an applied type bar track, and bolt on hangers to the door panels. A sill style closer is installed to assist in closing of the hoistway doors. There are GAL safety interlocks at each floor. The hoistway door equipment for Elevator No. 2 was manufactured by Dover Elevator Company and consists of an applied type bar track, and bolt on hangers to the door panels. A sill style closer is installed to assist in closing of the hoistway doors. There are Dover safety interlocks at each floor.

3. <u>Buffers</u> (Safety devices used in pit to stop uncontrolled descending elevator car):

The spring buffers are fastened to the cylinder head support system.

4. <u>Electrical Wiring and Traveling Cables</u> (*Electrical conductors used to interface machine room controls with car and corridor operating signal devices*):

The wiring appears to be original and in fair condition.

C. CAR EQUIPMENT:

1. <u>Car Door Equipment</u> (Master power operator and linkages, trackage, sliding panel[s] or gate[s] with relative safety devices and door protection systems):

The door operators are belt-driven operators, manufactured by GAL and Dover Elevator companies. The car door has applied style hanger assemblies. The car door has an electronic detector installed for passenger safety.

2. <u>Cab Enclosure</u> (Cabin for load carrying unit including interior lighting, floor covering, emergency exits and finishes):

The car enclosures have had plastic laminate panels installed over the original cab shell. The panels appear to be manufactured by Bostock ILP and are in good condition. The cab front and the car door are finished in stainless satin steel. There is a drop ceiling installed in the cab with recessed fixtures installed in the drop ceiling.

3. <u>Car Frame</u> (Supporting structural frame and platform on which car enclosure is mounted with fastenings for hydraulic plunger [i.e., ram] mechanisms to raise and lower elevator):

The car frame is made up of steel members and is in good condition.

D. FIXTURES

1. Operating/Signal Equipment (Car and hall pushbutton fixtures, position indicator devices, direction of travel indicators, communication devices, emergency lighting and advisory indicators):

The signal operating fixtures appear to be the original fixtures. While in working order, they appear yellowed and dated. The car operating panels are mounted in a full height swing return system. There are direction lanterns in cab transom for Elevator No. 1 and individual hall lanterns for Elevator No. 2. There is multi-light position indicators in the car mounted over the transom for Elevator No. 1. A digital position indicator is installed for Elevator No. 2. There is one single riser of hall call stations for each elevator located next to each elevator.

LIFE CYCLE ANALYSIS

Elevator ID: Elevators 1 & 2

Date: 02/2011

Component/System	Projected Design Life (Years)	Present Age (Years)	Remaining Useful Life (Years)	Condition Comments	Recommended Action
	<u> </u>		MACHINE R	0 O M	
1. Pump Unit/Tank	25 – 30	18/19	10/12	Good Condition / No leaks	Continue Preventative Maintenance Program
2. External Piping	25 – 30	18/19	10/12	Good Condition	Continue Preventative Maintenance Program
3. Signal Controls	15 – 20	18/19	1 = 2	Fair Condition	Continue preventative maintenance / Tie Cars Together / Replace under a modernization program
Manifold Control Valves	15 – 20	18/19	10/12	Both valve assemblies are in good condition	Continue Preventative Maintenance Program
		Н	DISTWAYA	ND PIT	
1. Guide Rails	50 - 75+	18/19	50+	Good Condition	Continue Preventative Maintenance Program
2. Cylinder-Plunger	Varies	18/19	Varies	Good Condition	Continue Preventative Maintenance Program
Hoistway door Equipment	15 – 20	18/19	1-2	Fair Condition	Continue preventative maintenance / Replace under a modernization program
4. Recovery System	20-25	N/A	N/A	N/A	N/A
		(CAREQUIPA	<i>I</i> E N T	
1. Car Frame	50 – 75+	18/19	50+	Good Condition	Continue Preventative Maintenance
2. Cab Door Equipment	15 – 20	18/19	1-2	Fair Condition	Continue preventative maintenance / Replace under a modernization program
3. Cab Enclosure	Varies	3+/-	Varies	Good Condition	Continue preventative maintenance
		OPERAT	ING/SIGNAL	. EQUIPMENT	
1. Fixtures	10 – 15	18/19	1 - 2	Fair Condition	Continue preventative maintenance / Replace under a modernization program

THE AMERICANS WITH DISABILITIES ACT ELEVATOR SYSTEMS ADA COMPLIANCE SURVEY

ELEVATOR ID: Elevators 1 & 2

DATE: 02/2011

"S" DENOTES SATISFACTORY

"U" DENOTES UNSATISFACTORY

COMPLIANCE ITEM/CATEGORY	S	U	CONDITION COMMENTS
ASME A17.1 Safety Code		X	Earlier version of fire recall installed
Cab Enclosure (layout, door size, illumination and flooring)	х		
Car Operating Panel(s) (design, location and function)		X	Height and Braille requirements not met
Car Signals and Communications (indicators and communications)		x	No communication system, missing in-car lantern and signals
Car and Corridor Entrances (size, signage and Re-opening device)		x	Missing Braille tags
Corridor Fixtures (operation, signals and location)		x	Hall stations too low/high, recessed button style
Operational Functions (automatic leveling and door timing)	x		
Additional Notes a	nd I	Evalı	uation Clarifications

ITEMIZED DEFICIENCIES

- 1. Perform the annual pressure relief test and tag the valve assemblies accordingly.
- 2. Perform a general cleaning of the hoistway door operating hardware. Clean the tracks and replace worn door rollers.
- 3. Adjust the clutch to remove the noise during the open cycle.
- 4. Replace nonworking lamps in the signal fixtures.
- 5. Update the maintenance, fire testing and hydraulic consumption charts located in the machine room per the ASME A17.I Safety Code for Elevators.

Vertical Transportation

Systems Profile

VDA No.:

P01890000

Location:

222 North Church Street, West Chester, PA

Building Type:

Residential Building

Unit ID:

Elevator PE1

Type of System(s):

Oil-Hydraulic / Conventional Cylinder

A. General Information:

Capacity (lbs.) / Loading:

2,500 / Passenger

Rated Speed (fpm):

100

Floors Served:

Five (5)

Machine Type / Location:

Oil-Hydraulic / Ground Floor

Control Type:

ESI Relay Logic Controller

Sequence of Operation:

Simplex Collective

Door Configuration / Size:

Single Speed Side Opening / 3'-6" x 7'-0"

Power Supply:

208 Volts AC / Three Phase / Four wires

O.E.M. / Date of Installation:

Millar Elevator Company / 1992

Present Service Company:

Low Rise Elevator Company

Date / Type of Last Testing:

October 2010 / 3 Year Load Test

Vertical Transportation

Systems Profile

VDA No.:

P01890000

Location:

222 North Church Street, West Chester, PA

Building Type:

Residential Building

Unit ID:

Elevator PE2

Type of System(s):

Oil-Hydraulic / Conventional Cylinder

A. General Information:

Capacity (lbs.) / Loading:

2,500 / Passenger

Rated Speed (fpm):

125

Floors Served:

Five (5)

Machine Type / Location:

Oil-Hydraulic / Ground Floor

Control Type:

Dover (DMC) Controller

Sequence of Operation:

Simplex Collective

Door Configuration / Size:

Single Speed Side Opening / 3'-6" x 7'-0"

Power Supply:

208 Volts AC / Three Phase / Four wires

O.E.M. / Date of Installation:

Security Elevator Company / 1993

Present Service Company:

Low Rise Elevator Company

Date / Type of Last Testing:

October 2010 / 3 Year Load Test

222 North Church Street

PNA - K&A #10236



Main Entrance



Elevation



Entrance Porch



Solar Array



Elevator Lobby - Ground Floor



2nd Floor Community Room



Interior Corridor



Interior Corridor



Laundry Room

222 North Church Street

PNA - K&A #10236



Stair



Apartment Kitchen



Apartment Bath



Apartment Bath



Central Hot Water

OMB Approval No. 2577-0208 (exp. 07/31/2011)

U.S. Department of Housing and Urban Development Office of Public and Indian Housing

Physical Needs Assessment Capital Fund Financing Program/ Operating Fund Financing Program

PNA Summary

Public Reporting Burden for this collection of information is estimated to average 16 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Response to this collection of information is mandatory to obtain a benefit. The information requested does not lend itself to confidentiality. HUD may not conduct or sponsor, and an applicant is not required to respond to a collection of information unless it displays a currently valid OMB control number.

					1							
HA Name		HA Number										
Chester County			0									
Project Name	Project Number	Imm	Immediate Repairs	Years 1-5	Å	Years 6-10	Years 11-15	Years 16-20	Total	al	Per Unit	nit
Kings Terrace	PA 46-4A	€	437,800	\$ 654,900	↔	807,100	\$ 497,400	\$ 443,900	\$ 2,	2,841,100	\$ 56	56,822
Fairview	PA 46-04	€9	312,200	\$ 504,600	↔	832,500	\$ 677,200	\$ 283,600	\$ 2,	2,610,100	\$ 104	104,404
Oxford Terrace	PA 46-08	↔	291,000	\$ 686,900	49	361,300	\$ 709,300	\$ 248,500	\$ 2,	2,297,000	\$ 47	47,854
Spruce & Maple Court	PA 46-25	↔	150,300	\$ 335,300	↔	405,000	\$ 230,400	\$ 121,700	1,	1,242,700	\$ 51	51,779
Locust Court	PA 46-02	↔	146,100	\$ 592,300	↔	712,600	\$ 305,700	\$ 432,600	\$ 2,	2,189,300	\$ 84	84,204
222 North Church	PA 46-05	₩.	422,400	\$ 293,000	↔	1,306,600	\$ 406,800	\$ 495,400	\$ 2,	2,924,200	\$ 49	49,563
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Totals		\$ 1,759,800	\$ 3,067,000	\$ 4,425,100	\$ 2,826,800	\$ 2,025,700	\$ 14,104,400	\$ 60,795
		9						
		Immediate	,					

Category	Immediate Repairs	Years 1-5	Years 6-10	-10	Years 11-15	Years 16-20	Total	Per	Per Unit
Site	\$ 229,800	\$ 557,500	€9	388,300	\$ 551,200	\$ 167,700	\$ 1,894,500	63	8,166
Common Buildings	\$ 116,900	\$ 218,400	€9-	253,400	\$ 167,200	\$ 182,500	\$ 938,400	€9	4,045
Unit Exteriors	\$ 229,200	\$ 946,300	€>	243,300	\$ 767,200	\$ 180,600	\$ 2,366,600	69	10,201
Unit Interiors	\$ 826,800	\$ 861,100	` \$	1,668,200	1,147,700	\$ 724,000	\$ 5,227,800	€	22,534
Mechanical	\$ 357,100	\$ 483,700	\$	1,871,900 \$	\$ 193,500	\$ 770,900	\$ 3,677,100	49	15,850
Other	€	\$	\$	1	-	\$	€9	€9	1
Total Preliminary Estimated Cost	\$ 1,759,800	3,067,000	မှ	4,425,100 \$	\$ 2,826,800	\$ 2,025,700	\$ 14,104,400	8	60,795

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4	9	€9	€>	↔
		400	-	14,104,400
e	•	49	↔	↔

Amount of PNA relating to Lead Paint/Asbestos Amount of PNA relating to Section 504 Compliance New Construction Total Physical Needs

U.S. Department of Housing and Urban Development

OMB Approval No. 2577-0157 (exp. 11/2008)

Capital Fund Financing Program/ Operating Fund Financing Program		Office of P	ublic and Indian	Housing				201 08
100000000000000000000000000000000000000	IA Number		F	Y of Assessment		○ Original ○	Date Prepared:	
		KAR CUR		2011		Revision	Date Revised:	
Chester County	Control line to	W. D. W. W.						_
		(1.0) Project	Data					
TVI Fort Have	St. Phoenixville			(1.3)	evelopment No.	PA 46-4A	(1.4) DOFA Date	xxxxx1970
	Terrace							
(12)110,000.110.110		三	Family Elderly			(1.10)	S-F Detached	
and the second second			Family & Disabled			Structure	Semi-Detached	
(1.5) Year of Last Substantial Mod (1.6) Occupancy Rate		Type(s)	Elderly & Disabled			.,,	Row or Townhome M-F/Walkup	
(Rentable Units Only)		(0,,00,,)	Not Applicable Official Designatio	n: Elderly		, —	Elevator	
(1./) Latest PASS REAC Score			Official Designatio				Non-Dwelling	
Total Units 50			Official Designatio					
(1.8) Total Buildings Occupied Units 45	19			74 443	Bedroom Distrib	ution		
Vacant/Rentable Units			Eff	1BR	2BR	3BR	4BR	5BR+
	1	(1,11a) Occupied	27 27	19	1 W() 3			S WISH BUS
		(1.11b) Vacant	a stored all topical	1 576	THE PERSON NAMED IN	S West or	0	0
		Total Units	30	20	0	0		
		Avg Bedrooms per		1,00				
	(2.0) Physic	cal Needs Asses:	sment Summary	o Data				
(2.1) PNA Conducted By: (PHA/ 3rd Party)	PHA Internally			(2.5) Inspector Con			Eugene Sch	
(2-1) PNA Conducted By: (PHA/ 3rd Party)	3rd Pary Independe	ent		(2.6) Company Na			KSA Architectu 2rt5-985	
(2.2) First Year Covered by PNA	2011			(2.7) Inspector Co	ntact Phone:		215-985	PLIT I
(2.3) Length of PNA (in years)	20				(0.0) Data	П	Annual Inspections	i
(2.4) Unit Interiors Inspected (#)	10				(2.8) Data Source(s) for	\boxtimes	Contractor	
Units Inspected as % of Total	20%				PNA		REAC Inspections	
(2.9) Total Residential Buildings (2.10) Number of Building Exteriors Inspected								
(2.11) Total Off-Street Parking Spaces	18			(2		cted by Bedroom Si		5BR+
(2.12) Site Acreage	1.45	acres	Eff	1BR	2BR	3BR	4BR	THE SHAPEL
(2.13) Parking Area (in square feet)	5,400	SF	8				-	
(2.15) Physical Improvements Will Result in Structural/Syste	em Soundness at a	Reasonable Cost		-	Yes] No] No		
(2.16) Development Has Long-Term Physical and Social Via	bility				105] 140		
	(3.0	Total Physical N	leeds Summary				-11	
		Years	Years	Years	Years	Total Needs	1	
Major Category	Immediate	1-5 \$ 209,100	6-10 \$ 43,400	11-15 \$ 21,400	16-20 \$ 31,400	\$ 349,700	1	
Site Common Buildings/Areas	\$ 44,400 \$ 6,100		\$ 102,400	\$ 76,500	\$ 93,900			
Unit Exteriors	\$ 3,400				\$ 3,400 \$ 157,000			
Unit Interiors	\$ 277,700 \$ 106,200					0 \$ 822,000		
Mechanical Other	\$ -	\$ -	\$ -	\$ -	\$ -443,90	\$ -0 \$ 2,841,100		
Totals	\$ 437,800	\$ 654,900	\$ 807,100	\$ 497,400	\$ 443,80	\$ 2,641,100	7	
Amount of PNA relating to Lead Paint/Asbestos	\$ -					\$ -		
Amount of PNA relating to Section 504 Compliance New Construction			学和对外 是		NEEDS	\$ 2,841,100	-	
The state of the s			- Cont Entimete	TOTAL PHYSICA	AL NEEDS	ψ 2,041,100	_	
	(4.)) Physical Need	s Cost Estimate					
(4.1) Category	(4.2) Estimated Useful Life	(4.3) Useful Life Remaining	(4.4) Method	(4.5) Total Quantity	(4.6) Current Need Quantity	(4.7) S Cost per Quantity	(4.8) Immediate Repairs Needed	Total Long Term Needs
				-				
(4.9) Site	(In yrs)	(in yrs)	Per Sq. Ft.	7,000			\$ 14,600	\$ -
Asphalt/Concrete Seal Coat	9 10	100004000	Per Sq. Ft.	7,020	The state of	\$3.00	\$ -	\$ 84,400.00 \$ 1,200.00
Striping	8	43113	Par Unit Pec So, Ft.	18	THE PARTY	\$15,00	S -	\$ -
Curb & Gutter Pedestrian paving	30	0 5 0 II	Per Sq. Pt	7,440	4	\$20.00	\$ 8,800	\$ 163,700.00
Signage	PATE DISTRICT	The 2 minutes	Piet Sq. Ft.	200		0 5 110.00		\$ 22,000,00
Water Lines/Mains	40 50	20	Per Linear Foot	at R	WILL MODE		s -	\$ -
Sewer Lines/Mains Lighting	25	5	PerUnit	9		\$1,000.00	\$ 5,500	\$ 2,000.00 \$ 22,000.00
Storm Drainage	50	10	Cither Gares	200	The second secon	50 5110,00	\$ 10,000	\$ 10,000.00
Landscape	50	20	Rec Sq. Ft.	N I I A WALL		15 F7 7 10 15	\$ =	s -
Fencing Fence Painting	OR STERNING	NORSHI MAN	Per 59 FL	No. of the last of			s -	\$ -
Dumpsters & Enclosures	William - N	10	Per Sq. Ft. Per Sq. Ft	OF THE LOCK OF THE PARTY OF THE	(Day Octob	1 1 1 1 3 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	S -	S -
Electric Distribution Playground Areas/Equipment	40	MOSCON C.	Pec Sq. Ft	CH CHANGE COMMAND			s -	\$ -
Other (Specify)	MANAGE VESTS		Other	NAME OF TAXABLE PARTY.			3	\$
Other (Specify)	THE PERSON NAMED IN	III too haa sate to	Other	-			\$ 44,400	\$ 305,300.0
Site Subtotals (4.10) Common BuildingsRehab Only					N	12.0	0 s -	\$ 20,400.0
Administrative Building/area	7	2	Per Sq. Ft.	1,590	THE RESIDENCE OF THE PARTY OF T	\$ 12.0		\$ 57,300.0
Community Building/area	The second second	THE RESIDENCE	The ad at				-7-	

p Area	50		Per Sq. Ft.	2,150	\$ 3.00	\$ - \$ 6,500. s - \$
age Area	22		Other	NAME OF THE OWNER, WHEN	Lynca express title	s <u>- s</u> -
tral Boiler	HEINE DU LINE		Other			S - S -
tral Chiller illy Invesment Center	BERVERS HERE	III DANGERADIII	Other	The second second second		s - 5
Care Center	Ball Salatise		Other	160	\$ 12.00	s - \$ 2,000
ndry Areas	50	20	Per Sq. Pt. Other	multeristics into		s - s
nmon Area Washers			Other	CHARLES INC.		\$ - \$ 204,000
nmon Area Dryers nmon Area Finishes	7		Per Sq. FF	5,230	\$ 13.00 83 \$ 75.00	\$ - \$ 204,000 \$ 6,100 \$
er - repair structural oração	40	0	Other	81	83 3	\$ - 3
or (Spacity) nmon Subtotals	AND DESCRIPTION OF THE PARTY OF		100102			s 6,100 s 290,200
(4,11) Unit Exteriors			other	MEDICAL PROPERTY AND PERSONS		\$ - \$
ports/Surface Garage	50		Other			s - s
ndation	50		Per Sq. R	11,300		3
ding Slab vifs	20	15	Per Stt. Ft.	11,300	\$ 6.00	\$ - \$ 67,800 \$ - \$
nopies	10.40 Kmm2		Per Sq. Ft.			s - s
k-Pointing	40	0	Per Str. Ft. Other	PERMIT BEAT		S - \$
erior Paint & Caulking	25	15	Per Sq. Ft.	7,000	\$ 7.50	\$ - \$ 52,500 \$ 3,400 \$ 13,600
fits	2 (2.5	0	Per Sq. RL	336	336 \$ 10.00	\$ 3,400 \$ 13,600 \$ - \$
ng erior Stairwells/Fire Escapes	isti socionalii	VB/LIVE	Other	E D ZWA KK KI		5 - \$
dings & Railings			Other	EL STORES RIVE		s - s
conies & Railings	30	1	Par Unit	9	\$ 55.00	\$ - \$ 2,90
I Facilities (interior)	25	15	Per linit	14	\$ 1,200.00	\$ - \$ 16,800 \$ - \$ 132,000
erior Doors ndows	30	15	Per Unit	126	\$ 1,100,00	\$ - \$ 4,00
idows Iters/Downspouts	25	15	Other	400		s - s
umris & Porches			Other	MATERIAL SECTION	TO SELVE WELL	5 - 5
cks & Patios	20	10	Per Unit	I Salas I Sala		s - s
erior Lighting er (Specify)		MARIE DE MORRO	Ottler			S - S
ner (Specify)			Que			\$ 3,400 \$ 289,600
it Exterior Subtotals					- 1 - CON 60	\$ 3,400 \$ 102,00
(4.12) Unit Interiors erior Painting (non routine)	7 7 7 7	5	Per Unit	50	5 \$ 680.00 17 \$ 600.00	
rior Doors	50	10	Other	340 21,200	4/25	\$ - \$ 90,10
oring (non routine) (resilient)	20	2000	Per Sq. Ft.	50	25 1 1,300,00	\$ 32,500 \$ 65,00
wer/Tub Surrounds	20 20	15	Per Unit	50	\$ 500.00	\$ - \$ 30,00
nmodes	20	5	Per Unit	50	2 \$ 500.00	\$ 1,000 \$ 25,00 \$ 700 \$ 17,50
nities ucets	20	18	Per Unit	50	2 9 350.00	s - \$ 18,80
throom Flooring (non cyclical)	50	10	Per Sq. Ft.	1,250	40 1 3,950.00	\$ 158,400 \$
chen Cabinets	25	5	Per Unit	50	25 \$ 625.00	\$ 15,700 \$ 31,30
nges	15		Per Unit	5	\$ 325.00	s - \$ 3,40 s - \$ 35,00
nge Hoods	15 N	14	Per Unit	50	40 \$ 1,395,00	
frigerators sunters and Sinks	20	0	Per Unit	50	40 \$ 1,395,00	\$ - \$
hwasher		1	Other			s - s
crowave	AND POLICE AND	7.0	Otner			s - s
shing Machines	MALE NEW WAY	PER ENVIOLENCE	Other		Military and Institute 1995	s - s
vers II-for-Aid Systems	MARINE SERVICES	B Day Salv S	Other			s - s s - s
airs and Handrails	A REPORT OF STATE	1030 300	Other	170	\$ 200.00	100 Tarrier
her - Interior lighting	20	19	Per Unit		AVIETO VERSION OF	s - s
fier (Specify)		Day of her	Torrier			\$ 277, 700 \$ 725, 9
it Interior Subtotals (4,13) Mechanical					11,000 \$ 2.00	S 22,000 5 74,3
ater Distribution	50	10	Per Linear Foot	37,140	\$ 34,100.00	\$ - \$ 68,2
ating Equipt/System	20	19	Other Per Unit	SU.	\$ 380.00	\$ - \$ 44,0
ectric Disribution	50 15	3000014	Other	2 50	\$ 3,000.00	
Water Heaters	50	10	Per Unit	50	\$ 1,300.00 \$ 20,000.00	
it Sub-panels ish Compactor	15	TO MEDICAL R	Other	1 3	\$ 20,000.00	
oling Equipt/Systems	15	5	Lump Sum	70	70 \$ 250.00	\$ 17,500 \$ 35,0
oke/Fire Detection	10	0	Per Unit Other	THE PARTY OF LEVE		S - S
	1//45	10	Other		\$ 30,000.00	
it Reconfiguration			Other	TEAT PARTY NAMED	1 \$ 26,000.0	
it Reconfiguration curity/Fire Alarm	STATE OF THE PARTY		Per Unit	E 2	\$ 125,000.0	8 - S
it Reconfiguration curity/Fire Alarm a Suspression System	35	1001001				
t Reconfiguration burity/Fire Alarm 9 Suspression System nerator vator	35 25	24	Fer Unit	THE RESIDENCE OF THE PARTY OF T	7,400 \$ 5.5	\$ 40,700 \$ 204,
t Reconfiguration purity/Fire Alarm Suspression System herator vator er - Baseboard hydronia distribution	35 25 50	24	Per Linear Foot	THE RESIDENCE OF THE PARTY OF T	\$ 275,0	9 \$ 40,700 \$ 204,3 9 \$ - \$ 55,4
t Reconfiguration burity/Fire Alarm 5 Suspression System nerator vator ter - Baseboard hydronia distribution ter - Unif Exhaust Fans	35 25 50 15	24		37,140 160 37,140	4,000 \$ 3.4	9 \$ 40,700 \$ 204, 9 \$ - \$ 55, 0 \$ 13,600 \$ 126,
t Reconfiguration unityFire Alarm a Suspression System nerator vator ee' - Baseboard hydronic distribution ee' - Unif Extraust Faris ee' - Sanitary Philipp	35 25 50	24 10	Per Linear Foot Per Linear Foot Per Linear Foot Per Linear Foot	37,140 100 37,140 2,000	4,000 \$ 275,0 500 \$ 10,0	\$ 40,700 \$ 204, 0 \$ - \$ 55, 0 \$ 13,600 \$ 126, 6 \$ 5,000 \$ 20,
it Reconfiguration curity/Fire Alarm e Suspression System nerator evator ner - Baseboard hydronia distribution ner - Unit Exhaust Farm ner - Stantary Pisma ner - Pisma hydronia ner - Vising hydronia	35 25 50 15 50 20 15	24 10 1 1 10 1	Per Unit Per Unit Per Linear Foot Per Linear Foot Per Linear Foot Per Unit	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0	\$ 40,700 \$ 204, 0 \$ - \$ 55, 0 \$ 13,600 \$ 126, 6 \$ 5,000 \$ 20, 0 \$ 3,800 \$ 30,
t Reconfiguration aurityFire Alarm a Suspression System nerator vator rer - Braseboard hydronia distribution rer - Enseboard hydronia distribution rer - Samitory Printing ner - Printing Insulation ner - Vidvos rer - Mark Exchanger & Storage Tank	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Per Unit Per Linear Foot Per Linear Foot Per Unit Lump Styre	37,140 100 37,140 2,000	4,000 \$ 275,0 500 \$ 10,0	\$ 40,700 \$ 204, 0 \$ - \$ 55, 0 \$ 13,600 \$ 126, 5 \$ 5,000 \$ 20, 0 \$ 3,800 \$ 30, 0 \$ - \$ 0 \$ 3,000 \$ 6,
t Reconfiguration aurityFire Alarm a Suspression System nerator vator ser - Baseboard hydroniz distribution ser - Unif Exhaust Faris ser - Sanitary Prining ner - Piping Insulation ner - Volves ner - Marit Exchanger & Storage Tink ner - Gommon ExhaustVantilation Fan Rooft	35 25 50 15 50 20 15	24 10 1 1 10 1	Per Unit Per Unit Per Linear Foot Per Linear Foot Per Linear Foot Per Unit	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	9 \$ 40,700 \$ 294, 0 \$ - \$ 55, 0 \$ 13,600 \$ 126, 6 \$ 5,000 \$ 29, 0 \$ 3,800 \$ 30,
it Reconfiguration curityFire Alarm e & Suspression System inerator evator her - Baseboard hydronic distribution her - Unif Exhaust Fans her - Spintary Finna her - Piping Insulation her - Volves her - Heat Exchunger & Storage Tink her - Common Exchust/Venillation Fan (Roof) eschanical Subtotals	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Per Unit Per Linear Foot Per Linear Foot Per Unit Lump Styre	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	\$ 40,700 \$ 294.1 0 \$ - \$ 55.1 0 \$ 13,600 \$ 125.5 6 \$ 5,000 \$ 20.1 0 \$ 3,800 \$ 30.0 0 \$ - \$ 5 0 \$ 106,200 \$ 715.6
it Reconfiguration curity/Fire Alarm a a Suspression System inerator evator her - Baseboard hydroniz distribution her - Unif Exhaust Fans her - Sprintary Pierra her - Volves her - Hear Exchanger & Storage Tank her - Common Exhaust Vantilation Fan (Roof) sechanical Subtotals (4.14) Other	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Lump Wirm Per Linit Other	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	9 \$ 40,700 \$ 294; 0 \$ - \$ 55,000 \$ 125; 6 \$ 5,000 \$ 20,000 \$ 20,000 \$ 3,000 \$ 30,000 \$ 5,000 \$ 5,000 \$ 10,000
it Reconfiguration curityFire Alarm e Suspression System inerator iviator iner - Baseboard hydronia distribution iner - Limit Extraust Farm iner - Sanitary Pining iner - Spring Insulation iner - Volves iner - Heat Exchanger & Storage Tank iner - Gommon Extraust/Yonlifation Fain (Roof) echanical Subtotals (4.14) Other te Acquisition	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Lump Burn Per Line Lump Burn Per Line Other Other	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	9 \$ 40,700 \$ 294, 0 \$ - \$ 55,000 \$ 125, 6 \$ 5,000 \$ 20,0 0 \$ 3,800 \$ 30,00 0 \$ - \$ 00 \$ 715,6
it Reconfiguration curityFire Alarm a Suspression System inerator evator her - Baseboard hydronic distribution her - Unif Exhaust Fans her - Stantary Finan her - Piping Insulation her - Piping Insulation her - Heat Exchanger & Storage Tink her - Heat Exchanger & Storage Tink her - Heat Exchanger & Storage Tink her - Gormon Exchant/Vernilation Fan (Roof) sechanical Subtotals (4.14) Other te Acquisition her Fees and Costs amolition	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot. Lump Sum Per Linit. Lump Sum Per Linit. Ottlier Ottlier	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	\$ 40,700 \$ 294.1 0 \$ - \$ 55.1 0 \$ 13,600 \$ 126.1 0 \$ 5,000 \$ 20.1 0 \$ 3,800 \$ 30.0 0 \$ - \$ 106,200 \$ 715.6 \$ - \$
it Reconfiguration curityFire Alarm a Suspression System inerator evator her - Baseboard hydroniz distribution her - Printing her - Printing hydroniz distribution her - Printing hydroniz distribution her - Printing hydroniz distribution her - Volves her - Heat Exchanger & Storage Tank her - Common Exchanst/Vintulation Fain (Roof) echanical Subtotals (4.14) Other te Acquisition her Fees and Costs amolition welling Unit Conversion	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Per Linear Lump Bum Per Unit Lump Bum Per Unit Other Other Other Other	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	\$ 40,700 \$ 294; 0 \$ - \$ 55,000 \$ 126; 6 \$ 5,000 \$ 20,000 \$ 30,000 \$ 30,000 \$ 5,000 \$ 715,8 \$ 106,200 \$ 715,8
it Reconfiguration curityFire Alarm a Suspression System inerator evator her - Baseboard hydronic distribution her - Sanitory Pining her - Fiping Insulation her - Volvie her - Volvie her - Common Exhaust Ventilation Fain (Roof) echanical Subtotals (4.14) Other te Acquisition ther Fees and Costs emolition welling Unit Conversion ontingency	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot. Lump Sum Per Linit. Lump Sum Per Linit. Ottlier Ottlier	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	9 \$ 40,700 \$ 294; 0 \$ - \$ 55,0 0 \$ 13,600 \$ 125; 6 \$ 5,000 \$ 20,0 0 \$ 3,800 \$ 30,0 0 \$ - \$ 0 \$ \$ 3,000 \$ 5, 0 \$ \$ 715,6 \$ - \$
ait Reconfiguration county/Fire Alarm e Suspression System connector cevator her - Basseboard hydroniz distribution her - Unit Exhaust Fans her - Spring Insulation her - Piping Insulation her - Piping Insulation her - Hohr Exhaust Ventilation Fan Roof echanical Subtotals	35 25 50 15 50 20 20 15	28 10 11 10 10 1 1 1 34	Per Linear Foot Per Linear Per Line Lump Wim Per Line Other Other Other Other	37,140 100 37,140 2,000 300	\$ 275.0 4,000 \$ 3.4 500 \$ 10.0 75 \$ 50.0 \$ 70,000.0	\$ 40,700 \$ 294; 0 \$ - \$ 55,000 \$ 126; 6 \$ 5,000 \$ 20,000 \$ 30,000 \$ 30,000 \$ 5,000 \$ 715,8 \$ 106,200 \$ 715,8

(4.15) Special Categories				
Amount of PNA Relating to Lead Paint/Asbestos Compliance	one		s s	*
Amount of PNA Relating to Section 504 Compliance	Othe		S	¥.
(4.16) New Construction				
Dwelling Units	Otner		S S	-
Administrative Building	Citie		\$	-
Community Building or Facility	Clinet	And the second of the second	S S	
Shop	CArrier		5	
Storage Area	Citner	THE PROPERTY OF STREET	5	
Family Investment Center	Other	Series of the se	s s	-
Day Care Center	Gther	BURN AUTO-CONTROL PROLITAGE	COM UNIVERSE S	-
Laundry Areas(s)	Other	artic explanation in a submitted	\$	-
Other (Spesity)	Other		5	-
Other (Specify)	Citier		S S	
Other (Specify)	Other		S S	
Now Construction Subtotals			5	

Electric Distribution

Playground Areas/Equipment Other - Baskethall court

Administrative Building Community Building Storage Area

Site Subtotals (4.10) Common Buildings--Rehab Only

U.S. Department of Housing

Capital Fund Financing Program/			Irban Developmen Iblic and Indian H		41			
Operating Fund Financing Program	HA Number	Omet or 1		Y of Assessment		○ Original	Date Prepared:	
HA Name	THE RESERVE AND THE		Time	2011		Revision	Date Revised:	
Chester County	0			III GM H				
		(1.0) Project [Data					
				(4.3) D	evelopment No.	PA 46-04	(1.4) DOFA Date	xx/iod1970
(1.1) Management Office Address (1.2) Project Name	300 Fairview St. Phoenixvilla Familiew	I week	SSEAN	(1.3) U	avelopment (40.	Farthaniet		
(1,2) Fidjest Name			amily			(1.10)	S-F Detached	
			iderly amily & Disabled			Structure [Semi-Detached	
(1.5) Year of Last Substantial Mod	92%	Oddapa.ie)	Iderly & Disabled			Type(s)	Row or Townhome	
(1,6) Occupancy Rate (Rentable Units Only)	72.70	(Check)	lot Applicable			(Check all that	M-F/Walkup Elevator	
(1.7) Latest PASS REAC Score	V - 2008		Official Designation: Official Designation:			apply)	Non-Dwelling	
Total Units	25		official Designation			-re-//		
(1.8) Total Buildings	22	П,	Jiliciai Doolgi					
Occupied Units	23			(1.11)	Bedroom Distribu		400	5BR+
Vacant/Rentable Units			Eff	1BR	2BR	3BR	4BR	CHA SEC
		(1.11a) Occupied				2 1130	STATE SOURCE STATE	SHIP OF STATE
		(1.11b) Vacant Total Units	0	0	9	11	4	1
		Avg Bedrooms per U		2.87				
	(a a) Pl	ical Needs Assess		Data				
	(2.0) Phys	ical Needs Assess					and the same of the	Tourse Adm
(2.1) PNA Conducted By: (PHA/ 3rd Party)	PHA Internally			2.5) Inspector Con			Eugene Sch	
(Agr) i fin ouridades of him of a sign		dent		2.6) Company Nar			KSA Architectu 215-885	
(2.2) First Year Covered by PNA	2011		(2.7) Inspector Cor	itact mione.		219 900	
(2.3) Length of PNA (in years)	20	<u>M</u>			(0.0) Data		Annual Inspections	
(2.4) Unit Interiors Inspected (#)	4	-			2.8) Data Source(s) for	\boxtimes	Contractor	
Units Inspected as % of Total	16%				PNA		REAC Inspections	
(2.9) Total Residential Buildings	4							
(2.10) Number of Building Exteriors Inspected	24	T		(2.	14) Units Inspect	ed by Bedroom S		
(2.11) Total Off-Street Parking Spaces		acres	Eff	1BR	2BR	3BR	4BR	5BR+
(2,12) Site Acreage (2,13) Parking Area (in square feet)	19,800	SF			ALEXANDER OF	DESCRIPTION OF THE PARTY OF THE	From D.	
	. UOt Reundness st	a Passonable Cost			Yes 🔀	No		
(2.15) Physical Improvements Will Result in St	ructural/System Soundness at	a Meddonable dest			Yes 🗵	No		
(2.16) Development Has Long-Term Physical a	Zana Social Viasanty	0) Total Physical N	eeds Summarv					
				Years	Years	T - contrade		
Major Category	Immediate	Years 1-5	Years 6-10	11-15	16-20	Total Needs		
	\$ 108,90	THE RESERVE TO SERVE THE PARTY OF THE PARTY		\$ 223,100		\$ 781,600 \$ 4,900		
Site Common Buildings/Areas	\$ 4,90		\$ 29,400	\$ - \$ 185,400	\$ 21,300			
Unit Exteriors	\$ 56,10 \$ 104,60	The state of the s	\$ 95,500	\$ 268,700	\$ 166,700	\$ 878,300		
Unit Interiors Mechanical	\$ 37,70		\$ 413,400	\$ -	\$ 26,000	\$ 492,100	4	
Other	\$ -	\$ -	\$ 832,500	Ψ	\$ 283,600	\$ 2,610,100	2	
Totals	\$ 312,20	0 \$ 504,600	9 932,300	A CHARLES	I EI JE AN	\$ -		
Amount of PNA relating to Lead Paint/Asbesto Amount of PNA relating to Section 504 Compl	os \$ -					\$ -	-1	
New Construction		ALC: GENERAL	THE REAL PROPERTY.	TOTAL PHYSICA	I NEEDS	\$ 2,610,10	ō	
A CONTRACTOR OF THE PROPERTY O			Cont Entirents	TOTAL PRISICA	L ALLOS			
	(-	4.0)Physical Needs	Cost Estimate		(4.6)	(4.7)	(4.8)	T-tall o Tall
(4.1) Category	(4.2) Estimate Useful Life	d (4.3) Useful Life Remaining	(4.4) Method	(4.5) Total Quantity	(4.6) Current Needs Quantity		Immediate Repairs Needed	Total Long Term Needs
14 m Pile	(in yrs)	(in yrs)					s 2,700	\$ 178,200.00
(4,9) Site Asphalt/Concrete	25	10	Per Sq. Ft.	19,600	19,800		\$ 2,700 \$ 59,400	\$ 237,600.00
Seal Coat	5.	0	Per Sq. Ft. Per Unit	25	2	\$15,00	\$ 400	\$ 1,600.00
Striping	30	15	Per Unitar Foot	1,000	District Control	\$15.00	s 100 s 11,000	\$ 15,000.00 \$ 146,300.00
Curb & Gutter Pedestrian paving	30	15	Pinr Str. Ft	6,850	501	\$22.00	\$ 11,000	\$ 2,000.00
Signage	15		Per Linear Foot	100	25			s 11,000,00
Water Lines/Mains	40	10	Per Linear Foot			A PROPERTY	s -	\$ -
Sewer Lines/Mains	50 29		Per Unit	12		\$1,000.00	\$ - \$ -	\$ 12,000.00
Lighting Storm Drainage	50	10	Ref Linear Foot	The ballion		\$10,000,00	\$ 10,000	\$ 10,000.00
Landscape	TO STAND OF THE ST	10	Lump Sum Per Linear Foot	150		AND DESCRIPTIONS OF THE PERSON NAMED IN COLUMN	\$ 22,500	s ·
Fencing	40	20	Per Unear Foot	250		\$35.00	s -	\$ 8,800.00 \$ 4,000.00
Fence at recreation areas Dumpsters & Enclosures	10		Per Unit	The second second		32,000.00	5 -	\$ 4,000.00
Dumpsters & Enclosures Electric Distribution	49		Per Linear Hoot			\$25,000.00	5 -	\$ 25,000.00

108,900 \$

S

21,200.00

672,700.00

Central Boiler Central Chiller Family Invesment Center Day Care Center	The state of the s	A STATE OF THE PARTY OF THE PAR	Cilier			S		
Family Invesment Center	DESIGNATION OF THE PARTY OF THE						- \$	
Family Invesment Center	Control of the Contro		Other Co. C.A.			\$	- \$	
	国際内が特別を定置し	M CARLEST MAISTER	Other	CONTRACTOR DE LOS	CONTRACT BEFORE	\$	- S	*
	TOTAL PROPERTY AND ADDRESS OF THE PARTY AND AD	OF RECOGNISHING OF	Other	STATE OF THE PARTY NAMED IN		S S	- \$	
						12.00 \$	- S	
Laundry Areas			Other					
Common Area Washers	A EULIDIE	11 表示是指数是法数量。	Officer		THE WAY BARONE	\$	- \$	
Common Area Dryers	ACCULATION CONTRACTOR	H MARLEY DATES	Tomer		CALL BEING	\$	- \$	
Common Area Finishes	2 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		Citier			13.00 \$	- \$	
	HERENE WAS A STREET	III SOURCE AND ADDRESS		THE PERSON NAMED IN SEC.	Color of California	75.00 S	- \$	-
Other - repair structural cracks	ATEROSPOSION NAME AND THE	III SA E LO SA III III	Per Sq. Ft.				4,900 \$	
Other - common area doors		M MD/MOO (0)	Lump Sum		\$ 4.			
Common Subtotals						\$	4,900 \$	-
(4,11) Unit Exteriors						7.		
		and an income of the latest the l			THE PARTY NAMED IN COLUMN			
Carports/Surface Garage	-1000		Per Sig //t.		Company of the second	S	- \$	*
Foundation	7496 13 20 5 27	10	Per So. Rt.			\$	- \$	× ×
Building Slab	50	10	Per Sq. Pt.	12,430		S	- 8	*
				12,430	Selection & server	6.00 S	- 8	74,600.00
Roafs	70	2	Per Sq. Rt.					
Canopies	40	11 12 10 10 10	Per Sq. Pt.	240	N MI H SEL W	5.00 \$		
Tuck-Pointing	401	OF THE	Per Sq. Ft.	03,050	1,193 8	10,00 1 3	12,000 \$	
Exterior Paint & Caulking	MUNICIPAL STATE	C PRODUCT COMME	Per Sq. Pt.			S S	- S	
				500	100 \$	7.50 S	800 \$	15,200.00
Soffits	5	D	Per Sq. Pt.					40,000.00
Siding	5	. 0	Per So, Rt	2,080	300 5	5.00 \$	1,500 \$	
Exterior Stairwells/Fire Escapes			Per Sci. Pt.		DOMESTIC MODERN	\$	- \$	
Landings & Railings		IN THE PARTY OF TH	Per Sq. Ft.			\$	- \$	
						5	- \$	
Balconies & Railings	1. 120 /4 100	III NO.	Per Sq. Ft.	THE REAL PROPERTY.				
Mail Facilities	1 (10 (10 (1))		Per Unit	25	ACCOUNT SECTION	50,00 \$	- \$	2,600.00
Exterior Doors	2%	0	Per Unit	50	5 4 1	200 00 \$	6,000 \$	
		15	Per Unit	148		190:00 S	7,700 \$	162,800,00
Windows	30						1,000 \$	8,100,00
Gutters/Downspouts	25	10	Per Unear Foot	810	1.00 \$	10.00 \$		0, 100,00
Columns & Porches	TO ACTUAL SOURCE	III EUROPA DI CONTROL	Per Sq. Rt.	Mary Control of the last	CALED THE STORES	\$	- \$	·
Decks & Patios	30	H 000 5 10 00	Per Sq. Rt.	6,375	1,785 \$	10.00 \$	17,900 \$	63,800,00
			Per Unit	50		150.00 \$	200 \$	30,000.00
Exterior Lighting	5						9,000 \$	-
Other = sectifity screens	40	10 1 A 11 A	Per Unit	198	孤 \$			
Other (Specify)	SECRETARIAN RESERVATION OF		Other The Asia 1	1788	to be the first of the first	\$	- \$	
						S	56,100 \$	397,100,00
Unit Exterior Subtotals								
(4.12) Unit Interiors							177217	77077
Interior Painting (non routine)	7	1 15	Per Unit	25	THE REAL PROPERTY.	020,00 \$	1,100 \$	76,500.00
Interior Doors		il hip Vas in 4	Ber Unit	308		500m0 S	18,000 \$	184,800,00
					2.000 s	4,25 S	8,500 \$	207,200.00
Flooring (non routine)	12.74 346 17.74		Per So, Rt. 177.	24.37.03 多数				
Shower/Tub Surrounds	\$ 1 28 20 1.	10	Per Unit	29		300:00 S	- 3	37,700.00
Commodes	20	10	Per Unit	15 6 6 C C 32 2 5 T T	AND DOUGHOUSE STATE	500:00 \$	- \$	17,400.00
Vanities	20	10	Per Unit	29	2 3	500,00 \$	1,000 \$	14,500.00
						350,00 S	1,100 \$	10,200,00
Faucets	20		Per Unit	17 Y 7 , 2 y 2 2 3				10,200,00
Bathroom Flooring (non cyclical)	1 1 A 7 1 500 10 10	25	Fer South	750	100 5	15.00 \$	1,500 \$	
Kitchen Cabinets	20	A THE STATE OF	Per Unit	25	12 1 3	240,00 is	38,900 \$	81,000,00
Ranges	-15	7 1 7 1	Per Unit	150 050 元禄	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	625.00 S	7,500 \$	15,700,00
	15	W 11 24 34	Per Unit	\$7 (7 .25°) € 1		325.00 S	1,300 \$	8,200,00
Range Hoods		11 11 11 11 11 11 11 11 11 11 11 11 11		25		700,00 S	- S	17,500.00
Refrigerators	15	124	Per Unit					
Counters and Sinks	10		Per Units	125 Files	2000年12 4 1	305.00 S	15,700 \$	65,400.00
Dishwasher			Per Unit a succession	AR STREET, PARTY BEING	Contraction of	S	- \$	
		STATE OF THE PARTY OF	Per tinit	410 C - 5-1-1 KAN	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	S	- \$	
Microwave				100 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	** E (A) **	s	- \$	- 5
Washing Machines		A THE LAND	Per unit	Annual I'm supposed to below	(海南水平等水油)			
Dryers	TOTAL SERVICE STATE		TRestinit and 🖹 🛎	公产。 电三轴电影系统	S2.1954至34至	S S	- \$	
Call-for-Aid Systems			Pertitrit			S	- \$	
Stairs and Handrails	50	40 -	Parlime - 1		192364-9324-7	500.00 .3	- \$	
						200.00 \$	10,000 \$	37,600.00
Other - interior lighting	28	19	Per Unit	三 - 2188200 (美)				
Other (Specify)		A SUBSECTION OF	Other			-\$	- \$	-
Unit Interior Subtotals						S	104,600 \$	773,700,00
(4.13) Mechanical							10 100 0	70 000 00
Water Distribution	SO	10	Per Linear Foot	36,640	9,200 5	2,00 \$	18,400 \$	73,300.00
Heating Equipt/System	20	B	Per Linit	25		000.00 S	- S	75,000.00
Electric Disribution	50	1 10 2	PEPUAR	150 753 ST	of the second	880.00 S	- \$	22,000.00
Hot Water Heaters		1 110 111	Per Unit	A Figure 1921	0,017 PP 4 15 2	500.00 \$	- 5	62,500.00
	12			3 1 2 2 3 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		THE REAL PROPERTY AND ADDRESS OF THE PERTY ADDRESS O		
						200.00		32 500 00
Unit Sub-panels	50	10	Per Unit 18 1	25,627,3		300:00 \$	- \$	32,500.00
	130 130 A CAS		Other	25.83		S.	- \$ - \$	3
Unit Sub-panels Trash Compactor	- BU		Other				- \$ - \$	2
Unit Sub-panels Trash Compactor Cooling Equipt/Systems	Beneral Audahi		Other Other			\$ \$	- \$ - \$	2
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection	200	10	Other Other Per Unit	54		\$ \$ \$ 250.00 \$	- \$ - \$ - \$	2
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration	Beneral Audahi		Other Other			\$ \$ \$ 250.00 \$ \$	- \$ - \$ - \$	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection	Beneral Audahi		Other Other Per Unit Per So. Pt. Por So. Pt.			5 5 5 5 5 5 5	- \$ - \$ - \$ - \$	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm	Beneral Audahi		Other Other Per Unit			\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- S - S - S - S - S	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System	Beneral Audahi		Other Other Per Unit Per So, R. Per Sq, R. Per Sq, R.			5 5 5 5 5 5 5	- \$ - \$ - \$ - \$	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator	Beneral Audahi		Other Other Per Unit Per So. Pt. Par Sq. Pt. Lump Surv.			\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- S - S - S - S - S	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator			Other Other Per Unit. Per So. Pt. For So. Pt. For So. Pt. For Unit.	34	\$ 1) 1000 0000	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- S - S - S - S - S	27,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator	Beneral Audahi		Other Other Per Unit Per Sa. Pt Par Sa. Pt Lump Sa. Pt Lump Sa. Pt Lump Sa. Pt Per Unit Per Unit	54 54 25	\$ 1) \$	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters	10		Other Other Per Unit. Per So. Pt. For So. Pt. For So. Pt. For Unit.	34	\$ 1) 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters	10 1 15	6 1	Other Other Per Linit Per Sq. Pt Pro Sq. Pt Lump Sq. Pt Lump Sq. Pt Per Unit Per Unit Per Unit	54 25 29		\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Sandary Piping	1. 15. 50	6 10 10 20	Other Other Per Link Per Sq. Ft. For Sq. Ft. Comp Serve Per Unit Per Unit Per Unit Per Unit Per Unit Per Unit	54 54 25	\$ 1) 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Unit Exhaust Fane Other - Sentany Piping Other - Sentany Piping Other - Sentany Piping	1. 1. 15 50 15	6 2 2 10 2	Other Other Per Unit. Per Sq. Pt. Per Sq. Pt. Lump Sq. Pt. Lump St. Per Unit.	25 25 29 20 36,640 25(7)	25 4 12 3 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00 124,600.00 25,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Sandary Piping	1. 15. 50	6 10 10 20	Other Other Per Link Per Sq. Ft. For Sq. Ft. Comp Serve Per Unit Per Unit Per Unit Per Unit Per Unit Per Unit	54 25 29	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00 124,600.00 25,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Generator Gliber - Fumace Filters Other - Unit Exhaust Fano Other - Sanitary Picing Other - Sanitary Reing Other - Volves Other - Antrual Gen. Planty	1. 1. 15 50 15	6 2 2 10 2	Other Other Per Unit. Per Sq. Pt. Per Sq. Pt. Lump Sq. Pt. Lump St. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Sandary Reining Other - Sandary Reining Other - Valves Other - Valves Other - Natrual Gan Piping Other - Dryer Vent to outdoors	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Sa. Pt. Par Sa. Pt. Par Sa. Pt. Lump Sate. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Sandary Piping Other - Valves Other - Natitual Gen. Piping Other - Natitual Gen. Piping Other - Natitual Gen. Piping Other - Other - Sandary Piping Other - Other	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Sa. Pt. Par Sa. Pt. Par Sa. Pt. Lump Sate. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Sandary Reining Other - Sandary Reining Other - Valves Other - Valves Other - Natrual Gan Piping Other - Dryer Vent to outdoors	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Sa. Pt. Par Sa. Pt. Par Sa. Pt. Lump Sate. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Suntany Piping Other - Natival Gain Piping Other - Natival Gain Piping Other - Driver Vent to outdoors Mechanical Subtotals (4.14) Other	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per St., Pt. For Sq., Pt. For Sq., Pt. Long St. For Unit. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Santary Piping Other - Santary Piping Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Sq. Pt. Lump Sqr Pt. Lump Sqr Pt. Lump Sqr Pt. Lump Sqr Pt. Per Unit.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 25,000,00 72,000,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Clevator Other - Furnace Filters Other - Furnace Filters Other - Santary Piping Other - Austral Gene Piping Other - Natival Gene Piping Other - Natival Gene Piping Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So, Pt Van Van Per Unit Per Unit Per Unit Per Unit Per Unit Per Unit Other Chart	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00 124,600.00 25,000.00 72,000.00 454,400.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Sandary Piping Other - Valves Other - Natitual Gair Piping Other - Natitual Gair Piping Other - Other - Sandary Piping Other - Other Site Acquisition Other Fees and Costs Demolition	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Lint Per St. Pt Van Str. Pt Van Lint Van Lint Van Lint Van Lint Van Lint Van Str. Pt	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 454,400.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Clevator Other - Furnace Filters Other - Furnace Filters Other - Santary Piping Other - Austral Gene Piping Other - Natival Gene Piping Other - Natival Gene Piping Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Str. Ft. Per Str. Ft. Per Str. Ft. Long Str. Per Unit. Per Str. Ft. Per Str. Ft.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 25,000,00 72,000,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Unit Exhaust Fana Other - Natival Gare Piping Other - Natival Gare Piping Other - Driver Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dewelling Unit Conversion	1 1 15 50 15 50	1 2 20 20 7	Other Other Per Unit. Per Str. Ft. Per Str. Ft. Per Str. Ft. Long Str. Per Unit. Per Str. Ft. Per Str. Ft.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	4,500.00 8,000.00 124,600.00 25,000.00 454,400.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Fumace Filters Other - Fumace Filters Other - Santary Piping Other - System Generator Elevator Other - System Filters Other - Unit Exhaust Fane Other - System Filters Other - System Filters Other - System Filters Other - System Filters Other - Other System Filters Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dewelling Unit Conversion Contingency	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit. Per So. Pt. Per So. Pt. Lump Sor Pt. Lump Sor Pt. Lump Sor Pt. Per Unit. Other Other Other Other Per So. Pt. Per So. Pt. Per So. Pt. Per So. Pt.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 25,000,00 72,000,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Generator Citier - Furnace Filters Other - Furnace Filters Other - Trin Exhaust Fanc Other - Santary Piping Other - Natival Gan Piping Other - Santary Piping Other - Control - Other Contingency Other (Specify)	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.01 124,600.00 25,000.01 72,000.00 454,400.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Fumace Filters Other - Fumace Filters Other - Santary Piping Other - System Generator Elevator Other - System Filters Other - Unit Exhaust Fane Other - System Filters Other - System Filters Other - System Filters Other - System Filters Other - Other System Filters Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dewelling Unit Conversion Contingency	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit. Per So. Pt. Per So. Pt. Lump Sor Pt. Lump Sor Pt. Lump Sor Pt. Per Unit. Other Other Other Other Per So. Pt. Per So. Pt. Per So. Pt. Per So. Pt.	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00 124,600.00 72,000.00 454,400.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Sandary Piping Other - Valves Other - Natitual Gan Piping Other - Other - Sistem Generator Elevator Other - Sistem Generator Other - Other - Other Other Other - Other O	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 72,000,00 454,400,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Unit Exhaust Fana Other - Sandary Piping Other - Natitud Gair Piping Other - Dryer Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify) Other Subtotals	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 72,000,00 454,400,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Fumace Filters Other - Fumace Filters Other - Santany Piping Other - System Generator Elevator Other - System Generator Elevator Other - Fumace Filters Other - Pyret Piping Other - System Generator Buther - Natival Gene Piping Other - Dryet Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify) Other Subtotals GRAND TOTAL	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 72,000,00 454,400,00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Furnace Filters Other - Furnace Filters Other - Transport Filters Other - Transport Filters Other - Transport Filters Other - Transport Filters Other - Austral Gan Figure Other - Natival Gan Figure Other - Site Acquisition Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify) Other Subtotals GRAND TOTAL (4.15) Special Categories	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000.00 4,500.00 8,000.00 124,600.00 25,000.00 72,000.00
Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Fumace Filters Other - Fumace Filters Other - Santany Piping Other - System Generator Elevator Other - System Generator Elevator Other - Fumace Filters Other - Pyret Piping Other - System Generator Buther - Natival Gene Piping Other - Dryet Vent to outdoors Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify) Other Subtotals GRAND TOTAL	1 1 15 50 15 50	1 2 20 20 7	Other Other Other Per Unit Per So. Pt Vap So: Rt For So. Pt Vap So: Rt Per Unit Other Color: Var So. Rt Var So. Rt Other Cother Other Cother Ver So. Rt Ver So. Rt Cother	25 25 29 20 36,640 25(7)	25 4 17 5 3,700 5	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	27,000,00 4,500,00 8,000,00 124,600,00 25,000,00 72,000,00

Amount of PNA Relating to Section 504 Compliance		Per Sq. Ft.	NE PURE		A REPORT OF	S	- 2
(4.16) New Construction							
Dwelling Units		Per 5g Ft				S	-
Administrative Building		Per Sq. Ft.		ON COLE	MENO S	S	
Community Building or Facility		Per Sq. Ft.	A Property of	III VICES IN SALOTA	C - De La Company	S	
Shop		Per Sq. Ft.		The state of the s	KI LANDON TO THE	S	- 12
Storage Area		Per Sq. Ft.				\$	
Family Investment Center		Per Sq. Ft.	I MERCANICA	of a series	S MANY DELL'	S	
Day Care Center		Per Sq. Ft.				S	- 2
Laundry Areas(s)		Pen Sq. FL.	I his manual parties			S	- 2
Other (Specify)	CONTRACTOR OF THE PROPERTY OF	Other	N PROTESTING			S	
Other (Specify)		Other	TO THE SAME			\$	
Other (Specify)	BELLEVIE SECURE VIOLENCE	Chiez	Mary and the		S VEDE IN	\$	- 1
New Construction Subtotals						\$	

U.S. Department of Housing and Urban Development

OMB Approval No. 2577-0157 (exp. 11/2008)

Capital Fund Financing Program/ Operating Fund Financing Program		Office of P	ublic and Indian I	lousing				95124-0158
HA Name	HA Number		F	Y of Assessment		Original	Date Prepared:	
Section 19 and 1	n and a second		10	2011		Revision	Date Revised:	
Chester County	is singly of the							
		(1.0) Project	Data					The second
POS AND	ket St. Oxford			(1.3) D	evelopment No.	PA 46-08	(1,4) DOFA Date	Section/1985.
	and Terraice							
(1.2) 1 10)35(113.113		77.	Family Elderly			(1,10)	S-F Detached	
(1.5) Year of Last Substantial Mod	ľ		Family & Disabled			Structure	Semi-Detached	
(1.5) Year of Last Substantial Mod (1.6) Occupancy Rate 92%		Type(s)	Elderly & Disabled			Type(s)	Row or Townhome M-F/Walkup	
(Rentable Units Only)	1		Not Applicable Official Designation	. Elderly		all that	Elevator	
(1.7) Latest PASS REAC Score Total Units 48	1		Official Designation			apply)	Non-Dwelling	
(1,8) Total Buildings			Official Designation	: Mixed				
Occupied Units 44				(1,11)	Bedroom Distribu			500
Vacant/Rentable Units 4	1		Eff	1BR	2BR	3BR	4BR	58R+
		(1,11a) Occupied	22	22	The state of the s	A CONTRACTOR		D'ARTIN
		(1.11b) Vacant Total Units	25	23	0	0	0	0
		Avg Bedrooms per	Unit	1,00				
	(2.0) Phys	ical Needs Assess	sment Summary	Data				
				(2.5) Inspector Cor	ntact Name:		Eugeno Six	AIA OVEH
(2.1) PNA Conducted By: (PHA/ 3rd Party)	PHA Internally 3rd Pary Independ	fent		(2.6) Company Na			K&A Architectu	iral Services
(2.2) First Year Covered by PNA	2011	I		(2.7) Inspector Cor			215-986	1010
(2.3) Length of PNA (in years)	20						Annual Inspections	3
(2,4) Unit Interiors Inspected (#)	10	4			(2.8) Data Source(s) for	<u> </u>		
Units Inspected as % of Total	21%				PNA		REAC Inspections	
(2,9) Total Residential Buildings (2,10) Number of Building Exteriors Inspected	1					70. 5.1	0	
(2,11) Total Off-Street Parking Spaces	16				.14) Units Inspec	7	Size 4BR	58R+
(2.12) Site Acreage	0.80	A 100 C	Eff	1BR	2BR	3BR		
(2.13) Parking Area (in square feet)	8,500		MILITARY STATE		Van -	No		
(2.15) Physical Improvements Will Result in Structural/Sys	stem Soundness at	a Reasonable Cost		-	Yes	No		
(2,16) Development Has Long-Term Physical and Social \	/iability							1
	(3.) Total Physical N			Vector	_		
Major Category	Immediate	Years 1-5	Years 6-10	Years 11-15	Years 16-20	Total Needs		
Site	\$ 8,700	\$ 114,300	\$ 25,800			\$ 222,4 \$ 233,1		
Common Buildings/Areas	\$ 84,100 \$ 5,300		\$ 74,500 \$ 4,600	\$ 186,000	\$ 4,600	\$ 441,6	00	
Unit Exteriors Unit Interiors	\$ 139,400	\$ 32,700		\$ 367,200 \$ 33,800	\$ 123,900 \$ 94,200			
Mechanical	\$ 53,500	\$ 298,800	\$ 62,400	\$ -	\$ -	\$ -	<u> </u>	
Other Totals	\$ 291,00	and the same of th	\$ 361,300	\$ 709,300	\$ 248,500	\$ 2,297,0		
Amount of PNA relating to Lead Paint/Asbestos	\$ -	THE WAR					00	
Amount of PNA relating to Section 504 Compliance	\$ 40			A STATE OF	THE STATE OF	\$ 2007.0		
New Construction	**-	7/		TOTAL PHYSICA	AL NEEUS	\$ 2,297,0		
	(4	.0) Physical Need	s Cost Estimate			T		
	(4,2) Estimate	(4.3)	(4.4)	(4.5)	(4.6) Current Need	(4.7) s Cost per	(4.8) Immediate	Total Long Term Needs
(4.1) Category	Useful Life	Useful Life Remaining	Method	Total Quantity	Quantity	Quantity		Needs
	B							
(4,9) Site	(in yrs)	(in yrs)	Per Sq. Ft.	8,500		\$9,00	S -	\$ 76,500.00 \$ 76,500.00
Asphalt/Concrete Seal Coat	5	8 20	Per Sq. Ft.	8,588		\$15.00	\$ - \$ -	\$ 1,200.00
Striping	30	\$ 100	Per Unit	300	1130 - 121	\$15 00	1 -	\$ 4,500,00 \$ 33,000.00
Curb & Gutter Pedestrian paving	30	E 51 - 51 - 11 - 11 - 11 - 11 - 11 - 11	Per Sq. Ft.	1,000		r8 \$22.00	\$ 1,700 \$ -	\$ -
Signage	40	15	Per Linear Foot	200	5	0 \$ 110	.00 \$ 5,500	
Water Lines/Mains Sewer Lines/Mains	50	11 24	Per Linear Foot		A SIDE TO SOLVE	0. 8250.00	\$ - \$ 1,500	\$ -
Lighting	25	23	Per Unit Per Unitar Foot			10 Delay inter	\$ -	\$.
Storm Drainage Landscape	50 50	25	Lump Sum	STEEL STATE		\$10,000.00	S -	S -
Fencing Fencing			Par Linear Foot			T CALL	s -	\$ -
Fence Painting	VI EUT RANK		Pertinit		TO STATE	S NO BORY	s -	5 -
Dumpsters & Enclosures Electric Distribution	40	15	Per Lungar Foot Lump Sum			STORY.	\$ -	\$.
Playground Areas/Equipment	N Heller Toller	CI BUSINESS	Other	2 W 12 8		HI CHICA CO	\$.	\$ - \$.
Other (Specify) Other (Specify)	HE RESERVED	el marcacina	other	The second second	N PROPERTY OF	THE RESIDENCE OF THE PARTY OF T	s 8,700	
Site Subtotals								1 0 270 00
(4.19) Common BuildingsRehab Only Administrative Building/Area	2000	0.30	Per 8g Ft	40	The second secon		2.00 \$ 4,800 2.00 \$ 17,700	
Community Building/Area	7 50	25	Per Sq. Ft.	1,47	AND DESCRIPTION OF THE PERSON NAMED IN	THE REAL PROPERTY AND ADDRESS OF THE PERSON NAMED IN	3.00 s -	8 -

Storage Area	50	NOT HERETON	Per Sq. Ft.	LOCAL MARKET AND	= - 75 \$	7.00 s	600 8	
Central Boiler	22	25	Per Unit	550	73 3	7.00 S	- 3	- :
Central Chiller	Water Committee of	100000000000000000000000000000000000000	Per Unit	MUNICIPAL COLOR	NAME OF BRIDE	s	- 3	·
Family Invesment Center	WANTENAN	No.	Per So Ft	Te treems and the				
Day Care Center	100	DID CONTRACTOR				-S	- S	
			Per So. Ft.			12.00	- \$	
Laundry Areas	50	25	Per Sq. Ft.	275	275 \$	12.00 S	3,300 \$	
Common Area Washers	DIED VIEW	TOWN THE TOP	Per Unit	COMODE UNION		\$	- 5	- 12
Common Area Dryers	AND ASSESSED.	N N E MINISTER	Per Unit	TIMES TO SERVE	413/4	5	- \$	- 4
Common Area Finishes	3 1 1 7 2 COLE	Division of the	Per Sq. Ft	4,000	4.000 \$	13,00 S	52,000 \$	104,000.00
Other - repair structural cracks	40	15	Per Sq. Ft	A BACTURE OF THE REAL PROPERTY.	75 \$	75.00 S	5,700 \$	- 2
Other (Specify)	A MADELER LOCALITY	DESCRIPTION OF	Other	TO THE PLANT OF THE PARTY OF TH		S	- \$	
Common Subtotals						s	84,100 \$	149,000.00
(4.11) Unit Exteriors								
Carports/Surface Garage	WATER STREET	No. of Concession, Name of Street, or other Designation, or other	D C Et	Construction of the last	THE RESERVE		To	
			Per Sq. Ft.			S	- \$	-
Foundation	50		Per Sq. Ft.		THE PARTY OF THE P	\$	- s	-
Building Slab	50	25	Per Sn. Ft.	10 185	Market Color	\$	\$	
Roofs	20	1 SI 3 SI	Per Sq. Ft.	10 185	MOLENI SINGI	6.00 S	/-/_ S	61,200.00
Canopies	40	15	Per Sa. Ft	380	\$ 1.0	10.00 \$	- S	3,800.00
Tuck-Pointing	40	15	Per Sq. Ft	17,760	300 \$	10.00 \$	3,000 \$	177,600.00
Exterior Paint & Caulking	5	0	Per Sa. Ft	380	STATE OF STREET	2.00 S	- S	3,200.00
Soffits	25	DESTRUCTION OF	Per Sq. Ft.	380	\$ 200	7.50 S	- s	2,900.00
Siding	5 9 11	To The Inches	Per Sq. Ft.	DESIGNATION OF STREET	\$	10.00 S	- Is	
Exterior Stairwells/Fire Escapes			Per Sq. Ft.			S	- \$	-
Landings & Railings								
			Per Sg. Ft.			\$	\$	
Balconies & Railings		ROMESTICS.	Per Sq. Ft.			\$	- \$	
Mail Facilities	30	0	Per Unit	50	SOR SELECTION	55.00 \$	- \$	
Exterior Doors	25	0	Per Unit	15		200,00 \$	- \$	
Windows	30	15 15 15	Per Unit	148	2 \$ 1,1	100.00 s	2,200 \$	162,800.00
Gutters/Downspouts	25	5	Per Linear Foot	960	10 \$	10.00 S	100 \$	9,600.00
Columns & Porches	50000	81	Per Sq. Ft.	380	T\$	10,00 \$	- \$	15,200.00
Decks & Patios	TO 10 10 10 10 10 10 10 10 10 10 10 10 10		Per Sq. Ft.	K Part C	6 3 3 6 7 5 50	s	- \$	
Exterior Lighting	20		Per Unit			S	- 5	-
Other (Specify)		A STATE OF	Per Unit		THE A SECTION	3		
Other (Specify)		Section 1		SO THE REAL PROPERTY.			* \$	
		No later to the	Olher	CONTRACTOR VACES	STEEL WILLIAM	\$:6:
Unit Exterior Subtotals						\$	5,300 \$	436,300.00
(4.12) Unit Interiors								Î
Interior Painting (non routine)	72 (33)	5	Per Unit	48	4 \$ 6	580.00 S	2,800 \$	98,100,00
Interior Doors	50	25	Per Unit	220		500.00 s	28,800 \$	
Flooring (non routine)	20	15	Per Sq. Ft.	22,000	880 \$	4.25 s	3,800 \$	93,500.00
Shower/Tub Surrounds	20	10	Per Unit	48		300.00 s	5 5	62,400.00
Commodes	20	18	Per Unit	48		500.00 S		
Vanities							- 3	28,800.00
	20	18	Per Unit	48		00.00 S	- \$	24,000.00
Faucets	20	10	Per Unit	48		350,00 8	2,800 \$	16,800,00
Bathroom Flooring (non cyclical)	50	25	Per Sq. Ft.	1.275		15.00 \$	- S	
Kitchen Cabinets	25	15	Per Unit	48		320.00 s	64,800 \$	207,400.00
Ranges	20	=10	Per Unit	48		25.00 \$	5,000 \$	30,000.00
Range Hoods	15	The I	Per Unit	48	8 \$ 3	325.00 s	2,600 \$	15,600.00
Refrigerators	15	14	Per Unit	48		00.00 s	- S	33,600.00
Counters and Sinks	20	10	Per Unit	48		40.00 \$	28,800 \$	69,200.00
Dishwasher	2.30000000	WHEN THE STATE OF	Per-Unit		MAN TO STATE OF THE PARTY.	\$	20,000 \$	09,200,00
Microwave	EAL SWIE SPEAK	Control of the last		White the same of	EPSELEI LIE			
		Year and the second	Per Unit			S		
Washing Machines		2	Per Unit	But the season and the season	100000	S	- \$	
Dryer's			Per Unit		CENTRAL PROPERTY.	\$	- \$	
Call-for-Aid Systems			Per Unit			S S	- S	
Stairs and I-landrails		A MAKE SA	Per Unit			\$	- \$	
Olher - interior lighting	20	19	Per Unit	192	\$ 2	00.00 s	- \$	38,400,00
Other (Specify)	A POST DE LO		Other	THE RESERVE AND DESCRIPTION OF THE PERSON NAMED IN COLUMN TWO	ELIXERNI DIENTIN	\$ 8	- S	
Unit Interior Subtotals						S	139,400 \$	717,800.00
(4.13) Mechanical							150,400	717,000,00
	50	0.0	0 11 5 1	ANTONIA STATE OF THE STATE OF T				
Water Distribution	50	25	Per Linear Foot	40,000		2.00 \$	8,000 \$	•
Heating Equipt/System	20	19	Per Unit	2		00.00 \$	- 8	68,200,00
Electric Disribution	50	25	Per Unit	48		80.00 \$	- \$	10
lot Water Heaters	15	14	Per Unit	2	DESCRIPTION OF THE OWNER, THE OWN	00 00 5	- \$	16,000.00
Unit Sub-panels	50	= -25	Per Unit	48-		00.00 \$	- \$	
Trash Compactor	15	5	Per Unit		\$ 20,0	00.00 \$	- 5	40,000.00
Cooling Equipt/Systems	Date High Service	Em Empresante	Other	E 550000 640	Carlotte III (15 a 2 a la	3	- \$	
Smoke/Fire Detection	10	2	Per Unit	71	\$ 2	50.00 \$	- S	35,600.00
Init Reconfiguration	Wy Digital Service	SVINT DOOR	Per Sa Ft.	Control of the last of the las	etileshi ilinat	\$	- \$	00,000.00
Security/Fire Alarm	15	7	Per Sq. Ft.	DESIGNATION OF THE RESIDENCE OF THE PERSON O	\$ 30.0	00.00 8		30,000.00
Fire Suspression System				STEEL STATE OF THE				
	50	25	Lump Sum	1		00.00 \$	- S	00 100 00
Senerator	35	10	Lump Stim	1		00.00 \$	- S	32,400.00
Elevator	25	Lewis Control	Per Unit	2	\$ 127.5		- \$	255,000.00
Other - Baseboard hydronic distribution	50	-25	Per Litear Foot	40,000	8,000 \$	5,50 \$	44,000 \$	
Other - Bathroom (Common) exhaust fans	15	5	Per Unit	4.	1 \$ 1,5	00.00 \$	1,500 \$	12,000.00
Other - Sanitary Piping	50	25	Per Linear Foot	40,000	4,000 \$	3.40 s	13,600 \$	-
	20		Per-Linear Foot	2,000		10.00 3	4,000 \$	20,000.00
Other - Insulation		12501	Per Unit	300		50.00 3	3,800 \$	30,000.00
	15			300				
Other - Valves	15	4 7	Lump Sum	ANTHORNWAND PROPERTY STATES AND ADDRESS OF THE PARTY OF T		00.00 \$	10,000 s	20,000.00
Other - Valves Other - H&V Unit	15	179	II O	The second second	3 \$ 2.5	00.00 8		
Other - Insulation Other - Valves Other - H&V Unit Other - Washing Machine Boxes		1 1 1	Per Unit		J 0 Z, U		7,500 \$	7,500.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Mechanical Subtotals	15	1 1	Per Unit		319 2,0	\$	7,500 \$ 53,500 \$	489,200,00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes	15	1	Per Unit		31 4 2,4			
Other - Valves Uher - H&V Unit Other - Washing Machine Boxes Iechanical Subtotals (4.14) Other	15	1			310 2,0	\$	53,500 \$	
Other - Valves Uther - H&V Unit Other - Washing Machine Boxes Iechanical Subtotals (4.14) Other ite Acquisition	15	1	Per Sq. Ft.			\$	53,500 \$	489,200.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Ilechanical Subtotals (4.14) Other Other Acquisition Other Fees and Costs	15	1	Per Sq. Ft.			\$ \$	53,500 S - S	489,200.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Dechanical Subtotals (4.14) Other Other Acquisition Other Fees and Costs Demolition	15		Per Sq. Ft. Per Sq. Ft. Other			\$ \$ \$	53,500 S - S - S	489,200.00
Other - Valves Uther - H&V Unit Uther - Washing Machine Boxes Iechanical Subtotals (4.14) Other Uther Fees and Costs Iemolition Welling Unit Conversion	15	1	Per Sq. Ft. Per Sq. Ft. Other			\$ \$	53,500 S - S - S - S	489,200.00
Other - Valves Uther - H&V Unit Uther - Washing Machine Boxes Iechanical Subtotals (4.14) Other itle Acquisition Uther Fees and Costs Iemolition Investing Unit Conversion Interpretation	15		Par Sq. Ft. Per Sq. Ft. Other Other			\$ \$ \$ \$	53,500 S - S - S - S - S	489,200.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Rechanical Subtotals (4.14) Other Other Fees and Costs Remolition Remo	15		Par Sq. Ft. Per Sq. Ft. Other Other Other			\$ \$ \$ \$ \$	53,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	489,200.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Ilechanical Subtotals (4.14) Other Other Fees and Costs Identition Welling Unit Conversion Contingency Other (Specify)	15		Par Sq. Ft. Per Sq. Ft. Other Other			\$ \$ \$ \$	53,500 S - S - S - S - S	489,200.00
Other - Valves Other - H&V Unit Other - H&V Unit Other - H&V Unit Other - H&V Unit Other Other Fees and Costs Demolition Other Fees and Conversion Oontingency Other (Specify) Other Subtotals	15	1	Par Sq. Ft. Per Sq. Ft. Other Other Other Per Sq. Ft.			\$ \$ \$ \$ \$	53,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$	489,200.00
Other - Valves Other - H&V Unit Other - Washing Machine Boxes Idechanical Subtotals (4.14) Other Other Fees and Costs emolition welling Unit Conversion ontingency ther (Specify)	15		Par Sq. Ft. Per Sq. Ft. Other Other Other Per Sq. Ft.			\$ \$ \$ \$ \$ \$	53,500 S - S - S - S - S - S - S - S - S - S -	489,200.00

Amount of PNA Relating to Lead Paint/Asbestos Compliance	Crines	Debugnation to	75	5 5.00	\$	400
Amount of PNA Relating to Section 504 Compliance	N. S. A. S.					
(4.16) New Construction			ALL CHICAGO AND	HENDERS ESSE		-
Dwelling Units	Cities	A CONTRACTOR OF THE		No. of the last	S	-
Administrative Building	Clines				S	
Community Building or Facility	Sther			A STATE OF THE STA	s	-
Shop	Other	DESCRIPTION OF THE PARTY OF THE	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		\$	٠.
Storage Area	Other		SHE YOU'S	Was Plant	s	
Family Investment Center	Other			DOMESTIC DE	s	
Day Care Center	Other			C 12 1 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	S	
Laundry Areas(s)	Other	POST DECEMBER N	THE SHADE	Marie Parks	S	
Other (Specify)	Other	Maria Landa Maria	1017/11/2017		\$	
Other (Specify)	Other	Value of the last		7 - 0 13	s	
Other (Specify)	Per Sn Ft				\$	
New Construction Subtotals						

U.S. Department of Housing and Urban Development

OMB Approval No. 2577-0157 (exp. 11/2008)

Operating Fund Financing Program		Unice of E	ublic and Indian l	Housing				S H NUSSER OF
	A Number		F	Y of Assessment		Origi	nal Date Prepared:	STATE OF THE
	Na ABRAS	En Cond	V	2011		Revis	ion Date Revised:	Mark A Style
Chester County 1988	MATERIAL SE	1 - 11-11						
		(1.0) Project	Data					
	Ct When Charter			(1.3) D	evelopment No.	PA 45-25	(1.4) DOFA Date	xx/xx/1969
(1) Wanagement Chief	St. West Chester. Maple Court							
(1.2) Project Name			Family			(1.10)	S-F Detached	
		····/	Elderly Family & Disabled			(1,10) Structure	Semi-Detached	
(1.5) Year of Last Substantial Mod			Elderly & Disabled			Type(s)	Row or Townhome	•
(1.6) Occupancy Rate 67% (Rentable Units Only)		(Check)	Not Applicable			(Check	M-F/Walkup	
(1.7) Latest PASS REAC Score		all that apply)	Official Designation			all that apply)	☐ Elevator ☐ Non-Dwelling	
Total Units 24			Official Designation Official Designation			appiy,	A 11011 2 11 2 11 11 11 11 11 11 11 11 11 11	
(1.8) Total Buildings			Official Designation					
Occupied Units 16 Vacant/Rentable Units 8	1				Bedroom Distribi		4BR	5BR+
Table 1 To Resident 1 To Resid			Eff	1BR	2BR	3BR		
		(1.11a) Occupied	6	10				B Tree Over II
		(1.11b) Vacant Total Units	12	12	0	0	0	0
		Avg Bedrooms per		1.00				
	(2.0) Physi-	cal Needs Asses	sment Summary	Data				
	,, · · · , · ·			(2,5) Inspector Cor	ntact Name		Federal S	chiavo, A/A
	PHA Internally	ant		(2,5) inspector Cor (2.6) Company Na				tural Services
_,	3rd Pary Independe	en K		(2.7) Inspector Cor			The second secon	15-0111
(2.2) First Year Covered by PNA	2011							
(2,3) Length of PNA (in years) (2,4) Unit Interiors Inspected (#)	4				(2,8) Data		Annual Inspection	ns
Units Inspected as % of Total	17%	ř.			Source(s) for PNA		Contractor REAC Inspection	s
(2.9) Total Residential Buildings	3000				E IN/A		REAU INSpection	
(2.10) Number of Building Exteriors Inspected	4	8		77	.14) Units Inspec	ted by Bedro	om Size	
(2.11) Total Off-Street Parking Spaces	National Property of		Eff	1BR	2BR	3BR	4BR	5BR+
(2.12) Site Acreage	0.46 320	acres	2 E 6	1002		10 X X	A U PAR YAR	
(2.13) Parking Area (in square feet)					Yes	No		
(2.15) Physical Improvements Will Result in Structural/Syste	em Soundness at a	Reasonable Cost			Yes	No		
(2.16) Development Has Long-Term Physical and Social Via	ability							
	(3.0	Total Physical N						
Major Category	Immediate	Years 1-5	Years 6-10	Years 11-15	Years 16-20	Total Ne	eds	
	\$ 5,500	CONTRACT OF THE PARTY OF THE PA	\$ 3,100	\$ 69,300			5,100	
Site Common Buildings	\$ -	\$ 47,800		\$ 21,300	\$ 17,400 \$ 21,300		2,600 2,300	
Unit Exteriors	\$ 5,300 \$ 102,000	\$ 22,700 \$ 215,100			\$ 72,300	\$ 55	1,800	
Unit Interiors Mechanical	\$ 37,500		\$ 213,000	\$ 77,200	\$ 6,600	\$ 34	9,900	
Other	s -	\$ -	\$ 405,000	\$ 230,400	\$ 121,700		2,700	
Totals	\$ 150,300 \$ -	\$ 335,300	3 405,000	Thursday and		\$	727	
Amount of PNA relating to Lead Paint/Asbestos Amount of PNA relating to Section 504 Compliance	\$ -	Link Sharing				\$		
New Construction		SHEWS PLANTS	A STATE OF	TOTAL PHYSICA	L NEEDS		2,700	
	2.2	0)Physical Needs	Cost Estimate	TOTAL FITTSICA		Annie midden	and the same of th	
	(4.	olicità alcai Meed:	, Just Familiane					_
			T					
	(4.2) Estimated	(4.3)	(4.4)	(4.5) Total	(4.6) Current Need		er Immediate	Needs
(4.1) Category	(4.2) Estimated Useful Life	(4.3) Useful Life Remaining	(4.4) Method	(4.5) Total Quantity			er Immediate	Needs
(4.1) Category	Useful Life	Useful Life Remaining		Total	Current Need	Cost	er Immediate	d Needs
(4.9) Site		Useful Life Remaining (in yrs)	Method	Total	Current Need Quantity	Gost p Quant	er Immediate Repairs Neede	d Needs
(4.9) Site Asphalt/Congrete	Useful Life	Useful Life Remaining	Method Per Sq. Ft. Per Sq. Ft.	Total Quantity	Current Need Quantity	G Cost p Quant	er Immediate Repairs Neede	Needs \$ 2,900.00 \$ 4,000.00
(4.9) Site	Useful Life (in yrs) 75 5	Useful Life Remaining (in yrs)	Method Per Sq. Ft. Per Sq. Et. Per Unit	Total Quantity	Current Need Quantity	Gost p Quant	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00
(4.9) Site Asphall/Congrete Seal Coat Striping Curb & Gutter	Useful Life (in yrs) 75 5 5 30	Useful Life Remaining (in yrs)	Method Per Sq. Ft. Per Sq. Ft.	Total Quantity	Current Need Quantity	Sil. 00 Quant Sil. 00 \$15.0 \$15.0 \$15.0	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ - \$ 63,800.00
(4.9) Site Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen	Useful Life (in yrs) 75 5	Useful Life Remaining (in yrs)	Method Parsa Ft Parsa Ft Parsa Ft Pertint Pertint Persa Ft Other	Total Quantity	Current Need Quantity	SI Cost Quant	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ - \$ 63,800.00 \$ 2,000.00
(4.9) Site Asphalt/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building)	Useful Life (In yrs) 25 5 5 30 30 15 40	Useful Life Remaining (in yrs)	Method Per Sq. Ft. Per Sq. Ft. Per Unit Per Linear Foat Cother Per Linear Foot	Total Quantity	Current Need Quantity	SI Cost Quant	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 2,000.00 \$ 2,000.00 \$ 22,000.00
(4.9) Site Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains	Useful Life (In yrs) 25 9 5 30 30 40 40 40	Useful Life Remaining (in yrs)	Method Parsa Ft Parsa Ft Parsa Ft Pertint Pertint Persa Ft Other	Total Quantity	Current Need Quantity	SI Cost Quant	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 2,000.00 \$ 2,000.00 \$ 2,000.00 \$ 1,500.00
Asphalt/Concrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting	Useful Life (In yrs) 25 5 5 5 30 30 15 40 55 56 60	Useful Life Remaining (in yrs)	Method Per Sq. Ft Per Sq. Ft Per Unit Per Lineau Foot Mer Sq. Ft Öther Per Lineau Foot	Total Quantity	Current Need Quantity	SH 00 (2.00 m) (2.00	Immediate Repairs Neede	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 5 \$ 63,800.00 \$ 2,000.00 \$ 22,000.00 \$ 1,500.00
(4.9) Site Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Storm Drainage Landscape	Useful Life (in yrs) 25 5 5 5 40 40 45 560	Useful Life Remaining (in yrs)	Method Per Sa, Ft. Per Sa, Ft. Per Unit Per Linear Foot China Per Linear Foot Per Linear Foot Per Linear Foot Per Linear Foot Lump Sum	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$1.50 \$1.50 \$1.50 \$2.00 \$1.50 \$1.50 \$2.00 \$1.50 \$1	Immediate Repairs Neede Repair	S 2,900.00 S 4,000.00 S 400.00 S 2,000.00 S 22,000.00 S 1,500.00 S 1,500.00 S S 1,000.00 S
(4.9) Site Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Storm Drainage Landscape Fencing	Useful Life (in yrs) 25 5 5 5 30 30 40 46 46	Useful Life Remaining (in yrs)	Method Per Sq. Ft Per Sq. Ft Per Unit Per Lineau Foot Mer Sq. Ft Öther Per Lineau Foot	Total Quantity	Current Need Quantity	Sin or Si	Immediate Repairs Neede Repair	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 3 63,800.00 \$ 2,000.00 \$ 22,000.00 \$ 1,500.00 \$ 1,000.00 \$ 3 63,800.00
Asphall/Concrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains Lighting Storm Drainage Landscape Fencing Fence Painting	Useful Life (in yrs) 25 5 5 5 30 30 15 40 50 56 40 40 10	Useful Life Remaining (in yrs)	Method Per Sq. Ft Per Sq. Ft Per Linear Foot Linear Foot Per Linear Foot Per Linear Foot Linear Foot Per Linear Foot	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$1.50 \$1.50 \$1.50 \$2.00 \$1.50 \$1.50 \$2.00 \$1.50 \$1	Immediate Repairs Neede Repair	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 2,000.00 \$ 2,000.00 \$ 1,500.00 \$ 1,500.00 \$ 1,500.00 \$ 1,500.00 \$ 1,500.00 \$ 1,500.00
Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Storm Drainage Landscape Fencing Fence Painting Dumpsters & Enclosures Electric Distribution	Useful Life (in yrs) 25 5 5 5 30 30 15 40 40 40 10 40	Useful Life Remaining (in yrs) 1 1 1 12 12	Method Per Sa, Ft. Per Sa, Ft. Per Unit Per Linear Root Per Linear Root Per Linear Foot Per Linear Foot Per Linear Foot Lump Sum Per Linear Foot	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$15.00 \$	Immediate Repairs Neede Repair	S 2,900.00 S 4,000.00 S -400.00 S 2,000.00 S 2,000.00 S 1,500.00 S -5 S 1,500.00 S -7 S 1,500.00 S -7 S 4,000.00 S -7
Asphall/Congrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Storm Drainage Landscape Fencing Fence Painting Dumpsters & Enclosures Electric Distribution Playground Areas/Equipment	Useful Life (in yrs) 25 5 5 5 30 30 15 40 50 56 40 40 10	Useful Life Remaining (in yrs) 11 11 12 12	Method Per Sa, Pt. Per Sa, Pt. Per this Per Lineal Foot Per Sa, Pt. Other Per Lineal Foot Lump Sum Per Sim	Total Quantity	Current Need Quantity	SH_00 \$150 \$250 \$150 \$250 \$250 \$250 \$250	Immediate Repairs Neede Repair	\$ 2,900.00 \$ 4,000.00 \$ 4,000.00 \$ 5 400.00 \$ 2,000.00 \$ 2,000.00 \$ 1,500.00
Asphall/Concrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Storm Drainage Landscape Fencing Fence Painting Dumpsters & Enclosures Electric Distribution Playground Areas/Equipment Other (Specify)	Useful Life (in yrs) 25 5 5 5 30 30 30 40 40 40 40 20	Useful Life Remaining (in yrs) 11 11 12 12	Method Per Sit, Ft Per Sit, Ft Per Unit Per Linear Foot Linear F	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$15.00 \$	Immediate Repairs Neede Repair	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 2,000.00 \$ 22,000.00 \$ 1,500.00 \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 10,000.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00 \$ \$ 1,500.00
Asphall/Congrete Seal Coat Striping Curb & Guitter Pedestrian paving bitumen Signage Water Lines/Mains (Central CIO Building) Sewer Lines/Mains Lighting Stoffing Trainage Landscape Fencing Fence Painting Dumpsters & Enclosures Electric Distribution Playground Areas/Equipment Other (Specify) Other (Specify) Site Subtotals	Useful Life (in yrs) 25 5 5 5 30 30 30 40 40 40 40 20	Useful Life Remaining (in yrs) 11 11 12 12	Method Per Sa, Pt. Per Sa, Pt. Per this Per Lineal Foot Per Sa, Pt. Other Per Lineal Foot Lump Sum Per Sim	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$15.00 \$	Immediate Repairs Neede Repair	\$ 2,900.00 \$ 4,000.00 \$ 400.00 \$ 2,000.00 \$ 22,000.00 \$ 1,500.00 \$ 1,500.00 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5
Asphalt/Concrete Seal Coat Striping Curb & Gutter Pedestrian paving bitumen Signage Water Lines/Mains (Central ClO Building) Sewar Lines/Mains Lighting Storm Drainage Landscape Fencing Fence Painting Dumpsters & Enclosures Electric Distribution Playground Areas/Equipment Other (Specify) Other (Specify)	Useful Life (in yrs) 25 5 5 5 30 30 30 40 40 40 40 20	Useful Life Remaining (in yrs) 11 11 12 12	Method Per Sa, Pt. Per Sa, Pt. Per this Per Lineal Foot Per Sa, Pt. Other Per Lineal Foot Lump Sum Per Sim	Total Quantity	Current Need Quantity	SH 00 \$1.00 \$2.00 \$15.00 \$	Immediate Repairs Needer Repairs Nee	\$ 2,900.00 \$ 4,000.00 \$ 4,000.00 \$ 5 4,000.00 \$ 5 2,000.00 \$ 22,000.00 \$ 1,500.00 \$ 1,500.00 \$ 1,000.00

Shop	50	100 P. Z. V.D.	Per Sq. Ft.	210		3.00	S -	\$ 700.00
Storage Area	50	Barris and Samuel	Per Sq. Ft.	BATTHER DESIGNATION	5	7.00	3 -	\$ -
Central Boiler	22	20	Per Unit	2	A F C F		S -	\$ -
Central Chiller	Territoria de la companya del companya del companya de la companya	A CONTRACTOR OF THE PARTY OF TH	Per Unit Per Sq. Ft				s -	s -
Family Invesment Center Day Care Center		D. L. M.D.	Per Sa. Ft				s -	S -
Laundry Areas	50	0.	Per Sq. Ft.	160		12.00	\$ -	S -
Common Area Washers	Carried III	ules le consta	Per Unit				S -	S -
Common Area Dryers	ENTERNA DE		Per Unit				S -	\$ -
Common Area Finishes	SEAWS 7 NEWS	2	Per Sq. Ft	385		13.00	s -	\$ 15,300.00
Officer - repair structural cracks	40		Per Sq. Ft	27		75.00	S -	\$ 29,700.00
Other - exterior openings	30	2	Per Unit	21		1,100.00	\$ -	\$ 82,600.00
Common Subtotals								
(4.11) Unit Exteriors	Was all and the	Principle of the last of the l	Per So. Ft.	No. of Concession, Name of Street, or other	Same Park			5 -
Carports/Surface Garage Foundation	50	8	Per Sa. Ft.			10 Sept 1-11	s -	\$
Building Slab	50	8	Per So. Ft.	5,670		MADE NO.	\$ -	\$ -
Roofs	20	10	Per Snc Ft	6,804		£	8 -	\$ 40,900.00
Canopies	40	0	Per Sq. Ft.			3.00	S -	\$ -
Tuck-Pointing	40	0	Per Sq. Ft.	8,160	408	10.00	S 4,100	\$ 65,600.00
Exterior Paint & Caulking	555	4	Per Sa. Ft.	8,160		\$ 2.00 \$ 7.50	S -	\$ 65,600.00 \$ 12,400.00
Soffits	5	-10 (6)401	Per Sg. Ft.	408		5 7.50 5 5.00	S -	\$ 12,400.00
Siding	5 100		Per Sq. Ft.		NEW PROPERTY	3.00	s -	8
Exterior Stairwells/Fire Escapes Landings & Railings			Per Sq. Ft.			NASCITATION.	s -	\$ -
Balconies & Railings			Per Sq. Ft.			10:540 200	\$ -	S
Mail Facilities	30	2	Per Unit	24		\$ 55.00	s -	\$ 1,400.0
Exterior Doors	25	0==	Per Unit	-30		\$ 1,200.00	S -	\$ -
Windows	30	0	Per Unit	66		\$ 1,500.00	\$ +	\$ 44,300,0
Gutters/Downspouts	-25	10	Per Linear Foot	1,128	113	\$ 10.00	\$ 1,200 \$	\$ 11,300.0
Columns & Porches	Providente a	E S TOTAL	Per Sq. Ft.	EAST TO SERVICE STATE OF THE S		\$ 10.00	s -	s -
Decks & Patios	30		Per Sa. Ft. Per Unit	12		\$ 150.00	s -	\$ 5,400.0
Exterior Lighting	6	5-	Per Unit Other	12 12		130.00	s	\$ 5,000.0
Other (Specify) Other (Specify)		SOURCE OF	Other			mid y becau	s -	\$ -
Unit Exterior Subtotals							\$ 5,300	
(4.12) Unit Interiors								
Interior Painting (non routine)	0 0 7 100	2 3 5	Per Unit	524	6	\$ 680,00		
Interior Doors	30	5	Per Unit	84	8	\$ 600.00	\$ 5,100	
Flooring (non routine)	(i) 15	5	Per Sq. Ft.	9 180		\$ 4.25	s -	\$ 78,200.0
Shower/Tub Surrounds	20	0 = 6 = 1 = 1	Per Linit	_ 24		\$ 1,300.00	. \$ -	\$ 31,200,0
Commodes	20	15	Per Unit	24		\$ 600.00	\$	\$ 14,400.0 \$ 12,000.0
Vanities	20	6	Per Unit	24		\$ 500.00 \$ 350.00	\$	\$ 8,400.0
Faucets	20 50	8	Per Unit Per Sa. Ft.	600		\$ 15.00	\$ -	\$ 9,000.0
Bathroom Flooring (non cyclical) Kitchen Cabinets	20	2	Per Unit	24	18	\$ 3,240.00	\$ 58,400	
			Per Unit	24	12	\$ 625.00	s 7,500	
Ranges		6		244	12	5 023.00	3 7,500	5 15,000.0
Ranges Range Hoods	15 15	6	Per Unit	24	6	\$ 325.00	\$ 2,000	\$ 7,800.0
Ranges Range Hoods Reringerators				24 24	6.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400	\$ 7,800.0 \$ 16,800.0
Range Hoods	15	6	Per Unit Per Unit Per Unit	24	6.	\$ 325.00	\$ 2,000 \$ 1,400 \$ 23,500	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0
Range Hoods Refrigerators	15 15	6 14	Per Unit Per Unit Per Unit Per Unit	24 24	6.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400 \$ 23,500 \$	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave	15 15	6 14	Per Unit Per Unit Per Unit Per Unit Per Unit	24 24	6.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines	15 15	6 14	Per Unit	24 24	6.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ - \$
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers	15 15	6 14	Per Unit	24 24	6.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$
Range Hoods Rerrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems	15 15 10	6 14 2	Per Unit	24 24 24 24	6.	\$ 325.00 \$ 700.00 \$ 1,305.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common	15 15 10	6 14 2	Per Unit	24 24	6. 2 18.	\$ 325.00 \$ 700.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - interior lighting	15 15 10	6 14 2	Per Unit	24 24 24 24	6. 2 18.	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 62,800.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - interior lighting Other (Specify)	15 15 10	6 14 2	Per Unit	24 24 24 24	6. 2 18.	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ * \$ * \$ * \$ * \$ * \$ * \$ * \$ * \$ * \$ *
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - interior-lighting	15 15 10	6 14 2	Per Unit	24 24 24 24 6 84	6. 2. 18	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution	15 15 10 50 20	6. 14. 2. 8. 19.	Per Unit	24 24 24 24 6 84	6. 2. 18	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails common Other - Interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System	15 15 10 50 20	6. 14 2 8 19	Per Unit	24 24 24 24 6 84 20,000	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution	15 15 10 50 20 15 50	6 14 2 2 8 19	Per Unit	24 24 24 24 6 6 84 20,000 2 24	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior highting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters	15 15 10 50 20 50 15 50	6 14 2 2 8 19 14 8 7	Per Unit	24 24 24 24 6 84 20,000 2 24 24	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels	15 15 10 50 20 15 50	6 14 2 2 8 19	Per Unit	24 24 24 24 6 6 84 20,000 2 24	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor	15 15 10 50 20 50 15 50	6 14 2 2 8 19 14 8 7	Per Unit	24 24 24 24 6 84 20,000 2 24 24	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems	15 15 10 50 20 50 15 50	6 14 2 2 8 19 14 8 7	Per Unit	24 24 24 24 6 84 20,000 2 24 24	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ 5 \$ 5 \$ - \$ 5 \$ 5 \$ - \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5 \$ 5	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ 15,800.0 \$ 449,800.0 \$ 68,200.0 \$ 21,200.0 \$ 7,800.0 \$ 7,800.0 \$ - \$ 18,000.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor	15 15 10 50 20 50 15 50 15 50	6. 14 2 2 8 19 14 8 8 7 8 8 5 5	Per Unit Other Other Per Unit	24 24 24 24 6 84 20,000 2 2 2 4 2 5	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 2,000.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ \$ \$ \$ \$ 15,800.0 \$ \$ 449,800.0 \$ 58,200.0 \$ 21,200.0 \$ 7,800.0 \$ \$ 18,000.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm	15 15 10 50 20 50 15 50 15 50	6 14 2 8 19 6 14 8 7 8	Per Unit Other Other Per Unit Per So. Et. Per So. Et.	24 24 24 24 6 84 20,000 2 2 24 2 5	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 380.00 \$ 2,000.00 \$ 1,350.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other - (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System	15 15 10 50 20 50 15 50 15 50	6. 14 2 2 8 19 14 8 8 7 8 8 5 5	Per Unit Per Sq. Ft. Per Sq. Ft.	24 24 24 24 6 84 20,000 2 2 2 4 2 5	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 2,000.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$
Rarrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior highting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator	15 15 10 50 20 50 15 50 15 50	6. 14 2 2 8 19 14 8 8 7 8 8 5 5	Per Unit Per Sq. Et. Per Sq. Et. Per Sq. Et. Per Sq. Et.	24 24 24 24 6 84 20,000 2 2 2 4 2 5	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 2,000.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior Bighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator	15 15 10 50 20 20 15 50 15 50	6. 14 2 2 8 19 19 14 8 7 8 5 17	Per Unit Per Sq. Ft. Per Sq. Ft. Per Sq. Ft. Ump Stim Per Unit	24 24 24 24 6 84 20,000 2 2 2 4 2 5 6	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 2,000.00 \$ 1,300.00 \$ 350.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ 16,800.0 \$ 58,200.0 \$ 58,200.0 \$ 7,800.0 \$ 7,800.0 \$ 18,000.0 \$ 18,000.0 \$ 18,000.0 \$ - \$ 18,000.0 \$ - \$ 18,000.0 \$ - \$ 18,000.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lightling Other - Interior Byttotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator	15 15 10 50 20 20 15 50 15 50 15 50	6 14 2 8 19 8 14 8 7 8	Per Unit Per Sq. Et. Per Sq. Et. Per Sq. Et. Per Sq. Et.	24 24 24 24 24 24 24 2 2 6 6 36 2 1 20,000	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 2,000.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ - \$ - \$ - \$ 16,800.0 \$ 58,200.0 \$ 58,200.0 \$ 7,800.0 \$ 7,800.0 \$ 18,000.0 \$ 18,000.0 \$ 18,000.0 \$ - \$ 18,000.0 \$ - \$ 18,000.0 \$ - \$ 18,000.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other - Specify Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basebood mutual distribution Other - Unit Exhaust Fans	15 15 10 50 20 20 15 50 15 50 15 50	6. 14 2 8 19 5 17 8 8 10 5 5 10 5 5	Per Unit Per Sq. Ft. Per Sq. Ft. Lump Sum Per Unit Per Unit Per Unit Per Unit Per Sq. Ft.	24 24 24 24 6 84 20,000 2 2 2 4 2 5 6	5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 35,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ 62,800.0 \$ 7,800.0 \$ 449,800.0 \$ 449,800.0 \$ 68,000.0 \$ 110,000.0 \$ 13,200.0 \$ 13,200.0 \$ 68,000.0 \$ 68,000.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Specie of Institution Other - Unit Exhaust Fans Other - Unit Exhaust Fans Other - Santary Piping	15 15 10 50 20 20 15 50 15 50 15 50	6 14 2 8 19 8 14 8 7 8	Per Unit Per Sq. Ft. Per Sq. Ft. Ump Sum Per Unit	24 24 24 24 24 24 2 2 6 3 36 1 1 20,000 24	5,000 5,000 5,000 5,000	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00 \$ 250.00 \$ 35,50 \$ 37,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ \$ \$ \$ \$ \$ 16,800.0 \$ \$ 16,800.0 \$ \$ 140,000.0 \$ 68,000.0 \$ \$ 18,000.0 \$ 18,000.0 \$ 18,000.0 \$ 18,000.0
Rarrige Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - interior lighting Other - Specify Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basebood Instant of Water Instant Other - Unit Exhaust Fans	15 15 10 50 20 50 15 50 15 50 15 50 15 50	6. 14 2 2 8 19 19 10 5 10 10 5 10 11 1 1	Per Unit	24 24 24 24 24 2 5 5 36 4 1 20,000 24 20,000 24 20,000 24 20,000 24 20,000 24	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 34,100.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 35,000.00 \$ 31,000.00 \$ 31,000.00 \$ 31,000.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ \$ 102,000 \$	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ 5 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Rarrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other - Stairs Stairs and Handrails (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Sanutary Piping Other - Sanutary Piping Other - Insulation (CIO Building) Other - Valves Other - Rooftop units - CIO Bidg	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per So, Ft, Per So, Ft, Ump Sum Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ 62,800.0 \$ 7,800.0 \$ 7,800.0 \$ 449,800.0 \$ 449,800.0 \$ 14,000.0 \$ 7,800.0 \$ 14,000.0 \$ 13,200.0 \$ 13,200.0 \$ 13,200.0 \$ 10,000.0 \$ 10,000.0 \$ 20,000.0 \$ 21,000.0
Rarrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior hinting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detaction Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Sasebeed In utom distribution Other - Unit Exhaust Fans Other - Santary Piping Other - Valves Other - Natural Gas Pipinp	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 2 8 19 19 10 5 10 10 5 10 11 1 1	Per Unit	24 24 24 24 24 24 24 2 2 5 5 20 000 2 24 20 000 2 4 20 000 1,000	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ 8 \$ 8 \$ 8 \$ 8 \$ 8 \$ 9 \$ 9 \$ 449,800.0 \$ 68,200.0 \$ 7,800.0 \$ 110,000.0 \$ 13,200.0 \$ 13,200.0 \$ 10,000.0 \$ 20,000.0 \$ 21,000.0 \$ 221,000.0 \$ 321,000.0 \$ 3 13,200.0
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Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lighting Other - Interior lighting Other - Interior lighting Other Expectiv Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Santary Piping Other - Valves Other - Natural Gas Piping Mechanical Subtotals (4.14) Other	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ 102,000 \$	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ 5 \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ 16,800.0 \$ 5 \$ -\$ \$ 449,600.0 \$ 568,200.0 \$ 7,800.0 \$ 7,800.0 \$ 18,000.0 \$ 5 1,000.0 \$ 13,2
Rarrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Santary Piping Other - Insulation (CIO Building) Other - Natural Gas Ripin Mechanical Subtotals (4.14) Other Site Acquisition	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Lump Sum Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ \$	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ 5 \$ 62,800.0 \$ 7,800.0 \$ 7,800.0 \$ 449,800.0 \$ 449,800.0 \$ 449,800.0 \$ 110,000.0 \$ 13,200.0 \$ 110,000.0 \$ 13,200.0 \$ 121,000.0 \$ 13,200.0 \$ 121,000.0 \$ 13,200.0 \$ 121,000.0 \$ 13,200.0 \$ 21,000.0 \$ 312,400.0
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other (Specify) Unit Interior Subtotals (4,13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Insulation (CIO Building) Other - Valves Other - Valves (4,14) Other Site Acquisition Other Fees and Costs	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Ump Sum Par Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Unit Per Linear Foot Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$ 5 \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ 16,800.0 \$ 5 \$ -\$ \$ 449,600.0 \$ 568,200.0 \$ 7,800.0 \$ 7,800.0 \$ 18,000.0 \$ 5 1,000.0 \$ 13,2
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Unit Exhaust Fans Other - Valves Other - Rooflop units - CLO Bidg Other - Natural Gas Plant Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Lump Stim Per Unit Per Linear Foot Per Unit Per Sq. Ft. Per Sq. Ft. Per Sq. Ft. Per Sq. Ft.	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 5 62,800.0 \$ 8 \$ - \$ 8 \$ - \$ 8 \$ - \$ 16,800.0 \$ 449,600.0 \$ 68,200.0 \$ 7,800.0 \$ 7,800.0 \$ 110,000.0 \$ 13,200.0 \$ 10,000.0 \$ 13,200.0 \$ 20,000.0 \$ 21,000.0 \$ 13,200.0 \$ 312,400.0
Range Hoods Rerigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lighting Other - Interior lighting Other - Interior lighting Other System Electric Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Santary Piping Other - Insulation (CIO Building) Other - Natural Generator Site Acquisition Mechanical Subtotals (4.14) Other Site Acquisition Dewelling Unit Conversion Dwelling Unit Conversion	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other - Interior lighting Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Santary Piping Other - Insulation (CIO Building) Other - Insulation (CIO Building) Other - Natural Gas Right Mechanical Subtotals (4.14) Other Site Acquisition Other Foes and Costs Demolition Dwelling Unit Conversion Contingency	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Lump Stim Per Unit Per Linear Foot Per Unit Per Sq. Ft. Per Sq. Ft. Per Sq. Ft. Per Sq. Ft.	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ - \$ - \$ - \$ - \$ - \$ - \$ 102,000 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -	\$ 7,800.0 \$ 15,800.0 \$ 62,800.0 \$ \$ \$ \$ \$ \$ 16,800.0 \$ \$ 16,800.0 \$ \$ 140,000.0 \$ \$ 140,000.0 \$ \$ 110,000.0 \$ 13,200.0 \$ 13,200.0 \$ 21,200.0 \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ \$ 30,000.0 \$ 30,000
Rarrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lighting Other - Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Santary Piping Other - Natural Generator Cother - Natural Generator Site Acquisition Other - Natural Generator Site Acquisition Other - Site Acquisition Other - Site Acquisition Dewelling Unit Conversion	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Ump Sum Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ 102,000 \$	\$ 7,800.0 \$ 16,800.0 \$ 62,800.0 \$
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Common Other - Interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Disribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Frans Other - Unit Exhaust Frans Other - Valves Other - Rooftop units - CLO Ridg Other - Valves Other - Rooftop units - CLO Ridg Other - Roofto	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Ump Sum Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Unit Per Linear Foot Per Unit Per Sq. Ft.	24 24 24 24 24 24 24 24 2 2 6 36 24 2 2 6 36 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ 102,000 \$	\$ 7,800.0 \$ 15,800.0 \$ 15,800.0 \$ 62,800.0 \$ 5 \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$
Range Hoods Refrigerators Counters and Sinks Dishwasher Microwave Washing Machines Dryers Call-for-Aid Systems Stairs and Handrails Other - Interior lighting Other (Specify) Unit Interior Subtotals (4.13) Mechanical Water Distribution Heating Equipt/System Electric Distribution Hot Water Heaters Unit Sub-panels Trash Compactor Cooling Equipt/Systems Smoke/Fire Detection Unit Reconfiguration Security/Fire Alarm Fire Suspression System Generator Elevator Other - Unit Exhaust Fans Other - Unit Exhaust Fans Other - Valvas Other - Rooftop units - CLO Bidg Other - Natural Gas Plan Mechanical Subtotals (4.14) Other Site Acquisition Dwelling Unit Conversion Contingency Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify) Other (Specify) Other (Specify)	15 15 10 50 20 20 15 50 15 50 15 50 15 50 15 50 15	6. 14 2 3 4 4 8 7 8 5 10 10 5 10 10 1 1 7	Per Unit Per Sq. Ft. Per Sq. Ft. Ump Sum Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Linear Foot Per Unit Per Unit Per Linear Foot Per Unit Per Sq. Ft.	24 24 24 24 24 24 24 2 2 6 36 36 36 36 36 36 36 36 36 36 36 36 3	5,000 5,000 40	\$ 325.00 \$ 700.00 \$ 1,305.00 \$ 1,820.00 \$ 200.00 \$ 200.00 \$ 880.00 \$ 2,000.00 \$ 1,300.00 \$ 30,000.00 \$ 31,300.00 \$ 1,300.00 \$ 1,300.00	\$ 2,000 \$ 1,400 \$ 23,500 \$ \$ \$ \$ \$ \$ \$ 102,000 \$	\$ 7,800.0 \$ 15,800.0 \$ 15,800.0 \$ 62,800.0 \$ 5 \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$ \$ -\$

(4.15) Special Categories					The second second	of the latest water to the latest window		
Amount of PNA Relating to Lead Paint/Asbestos Compliance			Per Sq. Ft.				s	
Amount of PNA Relating to Section 504 Compliance	100	- Mount was	Per Sq. Ft.		The state of the s	AND DESCRIPTION OF THE PERSON	. . 4	
(4.16) New Construction						No transport and the		
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Administrative Building		They I've	Per Sq. Ft.				- 0	
Community Building or Facility	Partie Assista		Per Sq. #L				2	
Shop	Michell States		Per Sq. Pt.				2	
Storage Area	TO STORY COL	and the same	Per 5g, FL		D. College Street, St.	The second	2	
Family Investment Center	the expense		Far Sq. Ft.			I HOUSE TO M	5	
Day Care Center			Per Sq. Pt.	A THE SELECT STREET	F 2021 111/1	I M CITY IN R	S	
aundry Areas(s)	The ball of the		Per Sq. Ft.	*(0,000) (1)	The Street Street	101	8	-
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Other (Specify)		OF THE PERSON NAMED IN	Per Sq. Ft.		Melio Invisci	ABOUT NET OF THE	S	
New Construction Subtotals							\$	-

Site Subtotals

Administrative Building

Community Building Shop Area

(4.10) Common Buildings-Rehab Only

U.S. Department of Housing and Urban Development

OMB Approval No. 2577-0157 (exp. 11/2008)

Capital Fund Financing Program/ Office of Public and Indian Housing Operating Fund Financing Program Date Prepared: Original FY of Assessment HA Number HA Name Date Revised Revision 2011 Chester County (1.0) Project Data (1.3) Development No. PA 48-02 (1.4) DOFA Date 125 S. Penn St. Wast Chester (1.1) Management Office Address (1.2) Project Name Family S-F Detached (1.10)Elderly (1.9) Structure Semi-Detached Family & Disabled (1.5) Year of Last Substantial Mod Occupancy Row or Townhome Type(s) Elderly & Disabled Type(s) (1.6) Occupancy Rate M-F/Walkup (Check Not Applicable (Check) (Rentable Units Only) all that Elevator Official Designation: Elderly all that apply) (1.7) Latest PASS REAC Score Non-Dwelling apply) Official Designation: Disabled Total Units 26 Official Designation: Mixed (1.8) Total Buildings 21 Occupied Units (1.11) Bedroom Distribution Vacant/Rentable Units 5BR+ 3BR 4BR 2BR Eff 1BR (1.11a) Occupied (1.11b) Vacant 0 0 8 0 **Total Units** 2.76 Avg Bedrooms per Unit (2.0) Physical Needs Assessment Summary Data Eugene Schiavo, AIA (2.5) Inspector Contact Name: (2.1) PNA Conducted By: (PHA/ 3rd Party) PHA Internally K&A Architectural Survices (2.6) Company Name or PHA Title: 3rd Pary Independent (2.7) Inspector Contact Phone: (2.2) First Year Covered by PNA (2.3) Length of PNA (in years) Annual Inspections (2.8) Data 3 (2.4) Unit Interiors Inspected (#) \boxtimes Contractor Source(s) for 12% Units Inspected as % of Total PNA **REAC Inspections** (2.9) Total Residential Buildings (2.10) Number of Building Exteriors Inspected (2.14) Units Inspected by Bedroom Size (2.11) Total Off-Street Parking Spaces 4RR 5BR+ Eff 1BR acres (2.12) Site Acreage SE (2.13) Parking Area (in square feet) No No Yes (2,15) Physical Improvements Will Result in Structural/System Soundness at a Reasonable Cost Yes (2.16) Development Has Long-Term Physical and Social Viability (3.0) Total Physical Needs Summary Years Years Total Needs Years 11-15 Major Category 28,100 274,700 170,900 23,700 39,900 500 Site 500 Common Buildings/Area 121,500 81.500 4 479,500 75,700 5 100 \$ Unit Exteriors 115,300 723,700 394,100 53,300 \$ 81,900 \$ \$ 79,100 \$ Unit Interiors 167,700 427,100 7,200 230,200 \$ \$ 22,000 Mechanical \$ Other 432,600 2 189 300 712 600 \$ 146,100 \$ 592,300 \$ \$ Totals Amount of PNA relating to Lead Paint/Asbestos \$ Amount of PNA relating to Section 504 Compliance \$ 2,189,300 New Construction TOTAL PHYSICAL NEEDS 5 (4.0)Physical Needs Cost Estimate (4.8)(4.7)(4.5) (4.6)Total Long Term (4.3)Immediate (4.2) Estimated Total Current Needs Cost per Needs Useful Life (4.1) Category Method Quantity Repairs Needed Quantity **Useful Life** Quantity Remaining (in yrs) (in yrs) (4.9) Site 9,000.00 3,000 12,000.00 Asphalt/Concrete 100 400.00 Seal Coat 15,000.00 Striping 151,800.00 Curb & Gutter Per Sa: Ft 1,000.00 Pedestrian paving 10,500.00 1,800 Signage Water Lines/Mains (Central) \$ Sewer Lines/Mains \$1,000.00 Lighting Storm Drainage 10,000 ump Sum Per Linuar Foi 10,100.00 Landscape Fencing Fence Painting Dumpsters & Enclosures 25,000.00 25,000 Electric Distribution \$25,000.00 \$ Playground Areas/Equipment 5 39,900 234.800.00

500.00

Name of Assa	阿尔斯巴尼 茨语 N	5-0100-5-00	Per So. Ft.	KAZEL BY BY	AND THE REAL PROPERTY.	\$	- \$	
Storage Area Central Boiler	DEPARTMENT OF THE		Other		Market I I I I I I I I I I I I I I I I I I I	S	- S	
entral Chiller			Other	ceero ram ta	CELEVACIONES	5	- \$	
amily Invesment Center			Other			\$	- 5	20
aundry Areas			Other		3	12.00 S	- \$	
ommon Area Washers			Other			S S	- 3	
Common Area Dryers			Other		5	13.00 S	- \$	- 4
Common Area Finishes	CONTRACTOR OF THE PARTY OF THE		Per Bo Ft	ACCOUNT OF THE	MANAGE SELECTION	S	- \$	2
Other - repeir structural cracks Other (Specify)		Maria Ser	Deteker Total	DESCRIPTION OF THE PARTY	TARREST STATE	5	- \$ - \$	500.00
Common Subtotals						S	- 13	300,00
(4.11) Unit Exteriors			PROPERTY AND ADDRESS OF THE PARTY OF THE PAR	THE RESERVE OF STREET	CHARLES AND SHAPE	Control s	- S	- 2
Carports/Surface Garage			Per Sq. Ft.	E VICE BUILDING	7//	S S	- \$	
oundation	50	В	Per Sq. Ft.	12,060	AND AND AND ASSESSMENT	s	- \$	-
Building Slab	20	5	Per St. R.	13,870	State of the state	6.00 \$	- \$	83,300.00
Roofs Canoples	40	40	Per Stj. Pt.	1,100	220 \$	5.00 \$	1,100 \$	
Tuck-Pointing	40		Per St. ft.	70 550		2.00 \$	- 5	261,600.00
xterior Paint & Caulking	5	4	Per Sq. Pt. Per Sq. Pt.	32,680		7,50 S	- \$	33,200.00
Soffits	5	ALVIENO III	Fer Sq. Rt.		1	5:00 S	- \$	-
Siding Exterior Stairwells/Fire Escapes		ON SHEETING	Per Sq. Ft.	SHEETS OF THE		\$	- 8	-
andings & Railings	THE PROPERTY OF	SWILL SO W	Per Sq. Pt.			\$ 5	- 3	-
Balconies & Railings	AND CONTRACTOR OF		per Sd, Pt			000.00 5	- 5	4,000.00
Mail Facilities	10	9	Per Unit	52		800.00 S	- 5	93,600.00
xterior Doors	25	5	Per Unit	132		500.00 S	- \$	198,000.00
Mindows	25	5	Per Linear Foot	2,304	230 \$	10.00 \$	2,400 \$	23,100.00
Sutters/Downspouts Columns & Porches	KENTY VETA	e a stylical	Per Sq. Ft.			10000	- 8	38,000.00
Decks & Patios	20	20	Per Sq. Ft.	3,800	10 5	10:00 S	1,600 \$	23,400.00
Exterior Lighting	5	5	Per Unit	52		S	- \$	4
Other (Specify)			Other			\$	- \$	
Other (Specify)						S	5,100 S	758,200.00
Unit Exterior Subtotals (4.12) Unit Interiors						por manufacture of the	e see Le	79,800.00
nterior Painting (non routine)	70 11 7	5	Per Unit	26		600.00 S	5,400 \$ 26,700 \$	177,600.00
nterior Doors	30	l l g	Per Unit	296	44 S	4.25 \$	8,700 \$	43,400.00
looring (non routine)	15	7	Per Sq. Ft.	10,210		300,00 \$	- \$	39,000.00
Shower/Tub Surrounds	20	6	Per Unit	30		600.00 \$	- 8	18,000.00
Commodes	20	6.44	Pen Unit	30	7 9	500.00 5	1,000 \$	15,000.00
Vanities Faucets	20	6	Par Unit	30	2 5	350.00 \$	700 \$ 1,200 \$	10,500,00
Bathroom Flooring (non cyclical)	50	8	Per Sq. Ft.	750	75 \$ 4 \$ 3	15.00 S ,240.00 S	12,700 \$	84,300.00
Kitchen Cabinets	20	10	Per tinit	25 26	20 s	625.00 \$	12,200 \$	32,600.00
Ranges	15	10000	Per Unit	26	5 5	325.00 \$	1,700 \$	8,500.00
Range Hoods	15	14	Per Unit	26	5	700.00 \$	- \$	18,200.00
Refrigerators Counters and Sinks	10	7 7	Per Unit	26	5 \$ 1	305.00 S	6,800 \$	68,000.00
Dishwasher	CONTRACTOR SAIN		Per Unit	Out of the second		\$	- S	:
Microwave		METODIA SIN	Per Unit			\$	- \$	
Washing Machines	STOCK TO STATE OF THE	DIAMES NO.	Per Unit	DEAD PRINT NO	ALCOHOL: STATE	100 Sec. 11 \$	- 8	
Dryers	100 At 127 At 1 At 1	W U.S. STATE	Per Unit	THE VALUE OF THE PARTY OF THE P	SIGNORES & STATE	s	- \$	
Call-for-Aid Systems	50	8	Per Unit	0.000		500:00 \$	- \$	22 400 00
Stairs and Handrails Other - interior lighting	//20	15	Per Umn	192	10 3	200:00 S	2,000 S	38,400.00
Other (Specify)	EN DISTRESS ST		Other	TABLES IN CO.	TOTAL AND DESCRIPTION	\$	79,100 \$	644,600.00
Unit Interior Subtotals						1,	1.00	
(4.13) Mechanical	100		Other	26	3 5	2,000,00 \$	8,000 \$	52,000.00
Water Distribution	20	8	Per Unit	26	100	0,000:00 S	- 8	78,000.00
Heating Equipt/System Electric Disribution	50	8	Per Unit	26		880.00 \$	11,500 \$	130,000.00
Hot Water Heaters (Indoor HP)	10	9	Per Unit	26		2,500.00 S	- \$ - \$	33,800.0
Unit Sub-panels	50	8	Per Lint	26	CONTRACTOR STATE	5	- \$	***
Trash Compactor	ALD SALES	THE PARTY OF THE P	Other Other	26	5	2,000.00 s	- \$	
Cooling Equipt/Systems (Geo -Loop)	10	39 8	Per Unit	70		250.00 S	\$	35,000.0
Smoke/Fire Detection Unit Reconfiguration	TOTAL PROPERTY.	DANNER BY	Per Sq. Ft.	Free transfer of the		S S	- \$	- :
Unit Reconfiguration Security/Fire Alarm	A SHOW SHEET AND IN		Per Sm. Ft.		100000000000000000000000000000000000000	S S	- \$	
Fire Suspression System	ACTION DESIGNATION DE LA CONTRACTION DEL CONTRACTION DE LA CONTRACTION DE LA CONTRACTION DE LA CONTRAC		Per Sa, Ft.	200 300000	Series Contract	S	- 5	
Generator	THE PERSON NAMED IN	AND MED DITE	Per Unit			\$		
Elevator	15	5	Per Unit	26	W HOSPIER SEND	275.00 S	- 3	14,400.0
Other - Unit Exhaust Fana Other - Senitary Piping	50	10	Pertina	26		1,500.00 \$	4,500 \$	
Other - Sanitary Priping Other - Insulation	20	Maria Li	Per Linear Foot	750	100 \$	10.00 S	1,000 \$	
Other - Valves	15		Per Unit	150	30 \$ 200 \$	25,00 \$ 45,00 \$	9,000 \$	THE PROPERTY OF THE PARTY OF TH
Other - Natrual Gas Piping - site	50	10	Per Linear Foot	1,630	200 2	Ş	22,000 \$	
Mechanical Subtotals								
(4.14) Other	ADMINISTRATION OF THE PARTY OF	William Control	Per ag Ft	THE RESERVE OF THE PARTY OF THE		S SPECIAL S	- S	
Site Acquisition	100 Ad 300 940	VEIN NI DE	Per Sq. Ft.			\$	- 3	
Other Fees and Costs Demolition	DOMEST OF THE PERSON NAMED IN	THE RESIDENCE OF	Per Sq. Ft.		THE PART OF THE PARTY	\$	- 8	
Demoiltion Dwelling Unit Conversion	INW TWO	AND DESCRIPTION	Per Sq. Ft.		THE RESERVE OF THE PARTY OF THE	\$	- \$	-
Contingency		BON SERVICE	Per Sq. Ft.	COLOR COST AND	PERSONAL PROPERTY.	\$	- 3	
Other (Specify)	A PARTICIPATION OF THE PARTIES AND ADDRESS OF TH	PER TRANSPORT	Per Sq. Ft.	I Maria Maria	LIVE E LE NORS	\$	- 5	
Other (Spenfy)	Albert British Co.	Butter N	THE STATE			\$	- 3	
Other Subtotals						\$	141,000	2,043,200.0
GRAND TOTAL (4.15) Special Categories								
Amount of PNA Relating to Lead		SE STREET	NAME OF THE PARTY	WE SAVE	(1) Table 180	WATER S	s. I	
	The second secon	The second secon	Per Sq. Fts	A STATE OF THE PARTY OF THE PAR				

(4.16) New Construction				
	Ren Sq. Ft.		S S S S S S	
welling Units	Rer Sq. Rt.		SQ 11 12 11 25 12 12 12 12 12 12 12 12 12 12 12 12 12	1
dministrative Building	Per Sq. Ft.		SELL COMPANIES IN SHARE OF SELECTION	-
ommunity Building or Facility	Per Sq. Ft.	DE LO DESENDO DE LA TRADA	mesti pentita multisi s	
hop		NUMBER OF STREET	STATE OF STREET	
torage Area	Par Sa. Ft.	Name and Address of the Owner, which the		
amily Investment Center	the So Et			
ay Care Center	Per Stuffs		-	
	Per Sq. Pt.		CONTRACTOR OF THE PARTY OF THE	
aundry Areas(s)	Per Sq. Ft.		DESIGNATION OF STREET	
ther (Specify)	Per Sq. Ft.	CAMPAGE RESIDENCE	THE RESERVE OF THE PARTY OF THE	
her (Specify)	Wer Sq. Fit.	AND DESCRIPTION OF THE PERSON NAMED IN	DELTO TECHNOLOGY	
Ither (Specify)	Tree agent			

U.S. Department of Housing

Capital Fund Financing Program/		Offic		Jrban Developme ublic and Indian l						
Operating Fund Financing Program	HA Number				Y of Assessm	ent	☑ Orig	inal	Date Prepared:	
The state of the s	0 19 19 19 19				2011		Revi	sion	Date Revised:	THE SHALL
Chester County	By British		and the same							
		(1.0) Pr	oject l	Data			TALK PALOS W	-	(1,4) DOFA Date	Souther/1970
(1,2) Project Name	Church, West Chestr 22 North Church	(1.9)		amily Iderly amily & Disabled	(1.3	s) Development No.	(1.10) Structure		S-F Detached Semi-Detached	200100 1 21/20 1
(1.5) Year of Last Substantial Mod (1.6) Occupancy Rate 80% (Rentable Units Only) (Total Units Service 10, 10, 10, 10, 10, 10, 10, 10, 10, 10,		Occupancy Type(s) (Check) all that apply)		armiy & Disabled Elderly & Disabled Not Applicable Official Designation Official Designation Official Designation	n: Disabled n: Mixed		Type(s) (Check all that apply)		Row or Townhome M-F/Walkup Elevator Non-Dwelling	
Vacant/Rentable Units 12			-		1BR	11) Bedroom Distrib	ution 3BR		4BR	5BR+
		(1.11a) Occupi	ed	Eff 22	25					
		(1.11b) Vacant		28	31	0	0		0	0
		Avg Bedroom	s per l		1.00	***************************************				
	(2.0) Phy	sical Needs A	ssess	ment Summary	Data					
	PHA Internally Srd Pary Indeper	ndent			(2,5) Inspector (2.6) Company (2.7) Inspector	Name or PHA Title:				tural Services 5-0111
(2.2) First Year Covered by PNA (2.3) Length of PNA (in years) (2.4) Unit Interiors Inspected (#) Units Inspected as % of Total (2.9) Total Residential Buildings	12 20%					(2.8) Data Source(s) for PNA			Annual Inspection Contractor REAC Inspection	
(2.10) Number of Building Exteriors Inspected	Total Sta		ſ			(2.14) Units Inspec	ted by Bedro	oom Si	zө	
(2.11) Total Off-Street Parking Spaces (2.12) Site Acreage	Zerikani	acres	t	Eff	1BR	2BR	3BR		4BR	5BR+
(2.12) Site Adreage (2.13) Parking Area (in square feet)	2,80	SF	l	4	8		STATE OF THE PARTY			
(2.15) Physical Improvements Will Result in Structural/ (2.16) Development Has Long-Term Physical and Soci	System Soundness at al Viability	t a Reasonable	Cost			Yes	No No			
		.0) Total Phys	ical N	eeds Summary					1	
Major Category	Immediate	Years 1-5		Years 6-10	Years 11-15	Years 16-20	Total Ne	eds		
Site			3,500 3,700			00 \$ 8,700		4,500		
Common Buildings/Area	\$ 21,80		5,700			0 \$ 8,500		3,200		

		(3.0)	Tota	al Physical N	eed:	s Summary						
Major Category	T II	nmediate		Years 1-5		Years 6-10		Years 11-15		Years 16-20	Т	otal Needs
,	-	22,400	-	90,500	\$	9,700	\$	18,700	\$	8,700	\$	150,000
Site	Þ	21,800	40	76,700	\$	58,600	\$	16,200	\$	71,200	\$	244,500
Common Buildings/Area	3	154,000	0	35,700	4	58,500	\$	16,500	\$	8,500	\$	273,200
Unit Exteriors	- 3		40	41,500	4	662,000	5	296,900	\$	88,800	\$	1,213,200
Unit Interiors	- 5	124,000	2	48,600	4	517,800	\$	58,500	\$	318,200	\$	1,043,300
Mechanical	- 5	100,200	3	40,600		317,000	*	00,000	\$	-	\$	
Other	- 5		\$	-	25	1 222 222	Ф	100,000	0	495,400	8	2,924,200
Totals	\$	422,400	\$	293,000	\$	1,306,600	Ъ	406,800	Ф	455,400	0	E, OE T, EGG
Amount of PNA relating to Lead Paint/Asbestos	\$	-									9	
Amount of PNA relating to Section 504 Compliance	S		100	San In San	19.00						9	
			ALC:				Mal		BVI.	W. C. SOUTH	3	
New Construction	_		_				TO	TAL PHYSICA	AL N	IEEDS	\$	2,924,200

(4.1) Category	(4.2) Estimated Useful Life	(4.3) Useful Life Remaining	(4.4) Method	(4.5) Total Quantity	(4.6) Current Needs Quantity	(4.7) Cost per Quantity	(4.8) Immediate Repairs Needer	Total Long Te Needs
(4.9) Site	(in yrs)	(in yrs)					18 -	\$ 25,200.
Asphalt/Concrete	25	NIK BUNK	Per Sq. Ft	2,800		\$9.00	\$ 8,400	
Seal Coat	DOLANG STREET	0	Per Sq. Ft	2,800	2,800	83:00	\$ 300	The same of the sa
	IDENSON NETWORK	0	Per Unit	14	14	315.00	-	\$ 3,000
Striping	30	A	Fer Lingar Foot	200	Liu Savetin	\$15.00	V	
Curb & Gutter	30	2 5 4 3 5 5	Por Bo Ft	2,400	120	\$22,00		\$ 800
Pedestrian paving	20	1	Lump Sum		ELECTRIC CO.	\$750,00	\$ -	
Signage	40	0	Per Limear Front	100	130	\$ 110.00		-
Water Lines/Mains	50	10	Fer Limear Foot	STATE OF THE STATE		THE RESERVE	5 -	\$.
Sewer Lines/Mains	25	- S-	Per Unit		POR HEISTON	\$1,000.00	\$ -	5
Lighting	50	10	Per Linnar Foot	THE PERSON NAMED IN	STAND OF PORTS	TO SERVICE THE REAL PROPERTY.	\$ -	\$
Storm Drainage	50	11	Lamp Sum	UNICH SHIPS	45 DE 11 / C.7	\$10,000,00	\$ -	5 10,000
Landscape	50		Per Linear Foot	ILVII CALCUST	The State of the S	TO MA TANK	\$ -	\$
Fencing	LEG PERSONAL PROPERTY.		Pertinent Foot	AND REAL PROPERTY.	THE TWO IS		\$ -	5
Fence Painting		THE PARTY	Per Unit	EWAD BERE	Settle Commission	THE PERSON NAMED IN	\$ -	\$
Dumpsters & Enclosures	COLUMN CONTRACTOR		Per Linear Foot	BACKET STOCKET	TO THE STREET	CONT. TO	S -	\$
Electric Distribution	40			ALCOHOL: COM		- \$1,000.00	s -	\$ 1,000
Playground Areas/Equipment	20 20	.6	Margo Sum	Date to the same of	10 10 to 10	SPECIAL PROPERTY.	- s	\$
Other (Specify)	MESSE MINISTRATION		Other			101-104/2	\$ -	S
Other (Specify)			Otter	2			\$ 22,40	\$ 127,600
Site Subtotals							- Contains	
(4.10) Common BuildingsRehab Only				B 2000	A PROPERTY OF	\$ 12.00	1 5 -	\$ 14,400
Administrative Building/Area	7	N-33-31-33	Ker Sq. Ft.	400	600	\$ 12.00		
Community Building/Area	REAL PROPERTY.	4	Per Sq. Ft.	1,200	BUU	42,61	7 1,200	-

	50	10	Per Sq. Ft.	600	600 \$ 3.00		1,800.00
hop torage Area	50		Per Sq. Ft.	440	\$ 7.00	S - S	5,100.00
entral Boiler	22		Per Unit		We will be a second	s - \$	12
entral Chiller			Per Unit	CONTROL DES	D ASSESSED OF THE REAL PROPERTY.	\$ - \$	
amily Invesment Center	TO MAKE THE REAL		Per Sa Ft		TOWN BARRIES THE	s - s	- 2
ay Care Center	Brigging Street		Per So. Ft.	200	200 \$ 12,0	\$ 2,400 \$	2,400.00
aundry Areas	50		PerUnit		MATERIAL PROPERTY.	S - 5	
ommon Area Washers	Designation of the last	WELL BURNES	Per Unit	VILLE THE WAY TO SEE	MULE OF TAXABLE	s - s	
ommon Area Dryers	THE WAY STREET	2 2	Per Sq. F1	4,000	800 5 13.0		156,000.00
ommon Area Finishes	40	Bullet & Flores	Per Sq. Ft.		\$ 75,0		
hine - repair structural cracks	William Services	SHIP OF THE	Other	CONTRACTOR OF THE PARTY OF	THE RESERVE THE	\$ - \$ \$ 21,800 \$	220,900.00
Other (Specify)	THE CASE OF THE PARTY OF THE PA					\$ 21,800 \$	220,900.00
Common Subtotals							
(4,11) Unit Exteriors	MANAGE DESCRIPTION	FOR THE REST	Per Sn. Ft.			\$ - 5	- :
Carports/Surface Garage	50	10	Per Sq. Ft.	NAME AND ADDRESS OF THE PARTY.		s - s	
oundation	50	10	Her Sq. Ft.	7,250		\$ - \$ 0 \$ - \$	43,500.00
Building Stab Roofs	20	10	Par Sq. Ft.	7,250	\$ 6.0	No. 1	2-1,000000
2anopies	40		Per Sq. Ft.	IN A PUBLICATION		\$ - \$ \$ - \$	20
uck-Pointing	40	2	Per Sq. Ft.	19,125		\$ - 5	27
Exterior Paint & Caulking	100 100 5 10 10 10 10 10 10 10 10 10 10 10 10 10		Per Sp. Pt.		3 7.5	7	4,500,00
Soffits	25	17	Por Sq. Ft.	600	5 10.0		-
Biding	5		Por Sq. Ft.		3 36.0		1,500.00
Exterior Stainwells/Fire Escapes	50	9	Per Sq. Ft.	50		s - s	
andings & Railings	Was Visited in the		Per Sq. Rt	50	\$ 150.0		7,500.00
Balconies & Railings	(4) 150 (3)	9	Per Linear Foot	60	\$ 55.0	AND DESCRIPTION OF THE PERSON	3,300,00
Vail Facilities	30	The state of the s	Per Unit	22	\$ 1,200,0	The state of the s	26,400.00
Exterior Doors	250	4	Per tinit	147	140 \$ 1,100.0		
Vindows	30	0.	Per Unit Per Linear Font		\$ 10.0	n s - s	4
Sutters/Downspouts	(100) (25:0)	4	Per Sq. Pt.	680	9 10.0	10 8 - \$	24,000,00
Columns & Porches	DE NO. STORY	11	Per Sq. Pt.	800	\$ 10.0		6,000.00
Decks & Patios	50,	19	Per Unit	10	\$ 250.0		2,500.00
Exterior Lighting	20		Other	OLEVER I III		5 - 5	- 4
Other (Specify)			Other		Tiples Parks	\$ - \$	***********
Other (Specify)	BERN PROPERTY AND ADDRESS.					\$ 154,000 \$	119,200.00
Unit Exterior Subtotals							
(4.12) Unit Interiors		3	Per Unit	50	\$ 680.	00 S - S	122,400,00
Interior Painting (non routine)	50	10	Per Unit	332	25 \$ 600.		199,200,00
Interior Doors	20	10	Per Sq. Pt.	23,220	7,663 \$ 4		98,700,00
Flooring (non routine)	20	10	Per Unik	40	15 \$ 1,300		78,000,00
Shower/Tub Surrounds	20	10	Per Unit	60	\$ 600.		36,000,00
Commodes	28	10	Par Unit	60	€ 500,		30,000,00 21,000,00
Vanities	70	10	Pur Unit	60	5 \$ 350.		
Faucets Bathroom Flooring (non cyclical)	50 /	10	Per Sq. Ft.	1,580	170 \$ 15		
Bathroom Flooring (non cyclical) Kitchen Cabinets	25	12	Per Unit	59	5 \$ 4,320.	The same of the sa	36,900,00
	20	10	Per Unit	59	9 5 625	Control of the Contro	
Ranges Range Hoods	15	8	Per Unit	59	24 5 525.	Carried Towns	41,300.00
Refrigerators	15	14	Per Unit	59	15 \$ 700.		The second second second
Counters and Sinks	20	10	Per Unit	59			
Dishwasher	10	2	Fee Unit		\$ 700.	5 - 5	
Microwave			Pen Unit			s - s	
Washing Machines		M SA SA	Per Unit		The state of the s	s - s	*
Dryers			IPer Unit		The second second	s - s	*
Call-for-Aid Systems			Per Unit		A STATE OF THE PARTY OF THE PAR	s - s	*
Stairs and Handrails			Per Unit	240	9 200		48,000.00
Other - interior lighting	20	19	PerUnit	2002	CULTURE DESCRIPTION	s - S	
Other (Specify)	STATE OF THE PARTY	A SHEET WAS INCOME.	Cither	7/ D =========		\$ 124,000 \$	1,089,200.00
Unit Interior Subtotals							
(4.13) Mechanical			I for the later of	42,500	12,750 \$ 2	00 \$ 25,500 \$	85,000.00
Water Distribution	50	10	Per Linear Foot	12,500	\$ 34,100		58,200.00
Fleating Equipt/System	20	19	Per Unit	60		.00 S - S	52,800.00
Electric Disribution	50	10	Per Unit	2	\$ 8,000	and the same of th	16,000.00
Hot Water Heaters	.15	14	Per Unit	50	\$ 1,300		78,000,00
Unit Sub-panels	50	10	Other		\$ 70,000	00 S - 2	
Trash Compactor	15	A TOURS OF	Other	Not to King and	TAX AND	S - 1	
Cooling Equipt/Systems	100		Par Unit	90	90 \$ 250		
Smoke/Fire Detection	1.0		Par St. Ft.	0 - 0 - 0 - 0 - 0 - 0 - 0 - 0 - 0 - 0 -	ELEKTRICA TONIO	S - 5	
Unit Reconfiguration	400		Per So. Ft.	1	\$ 15,000		15,000.00
	THE RESERVE AND ADDRESS OF THE PARTY NAMED IN					.75 S 5,400	53,200.00
Security/Fire Alarm	15	10	Per So. Ft.	42,500			
Security/Fire Alarm Fire Suspression System	50	10	Per Sq. FL	42,500 1	\$ 26,100	und s -	\$ 26,100.00
Security/Fire Alarm Fire Suspression System Generator	50 35	10	Per So. Ft. Lump Sum Per Unit	1 2	\$ 26,100 \$ 125,000	198 S - 1	\$ 260,000.00
Security/Fire Alarm Fire Suspression System Generator Elevator	50 35 25	10 1 18	Lump Sum	1 2 42,500	\$ 26,100 \$ 125,000 8,500 \$ 5	185 S - 3 .00 S - 3 .50 S 46,800	\$ 250,000.00 \$ 233,800.00
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution	50 35 25 50	10 1 18 10	Per Unit	42,500 42,500	\$ 26,100 \$ 125,000 8,500 \$ 5 4,250 \$	0.000 \$ - 1 0.000 \$ - 1 0.500 \$ 46,800 \$ 0.400 \$ 14,500	\$ 250,000.00 \$ 233,800.00 \$ 144,500.00
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Brasiboard hydronic distribution Other - Sanitary Plainty	\$0 35 25 50 \$0	10 1 18 10 10	Per Unit Per So FL	42,500 42,500 2,000	\$ 26,100 \$ 125,000 8,500 \$ 5 4,250 \$ 3 500 \$ 10		\$ 250,000.0 \$ 233,800.0 \$ 149,500.0 \$ 20,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanitary Plaining Other - Insulation	50 35 25 50 50 20	10 1 18 10	Per Unit Per So. FL Per So. Ft.	42,500 42,500 2,000 2,000	\$ 26,100 \$ 125,000 8,500 \$ \$ 250 \$ 200 90 \$ 50	10 S	\$ 250,000.00 \$ 233,800.00 \$ 144,500.00 \$ 20,000.00 \$ 46,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basebeard hydronic distribution Other - Sanitary Plainip Other - Intuition Other - Makes	50 35 25 50 50 20	10 1 18 10 10 5	Per Unit Per Su. FL Per Su. FL Per Su. FL	1 2 42,500 42,500 2,000 460	\$ 25,100 \$ 175,000 8,500 \$ 5 4,250 \$ 3 500 \$ 10 90 \$ 56	DB S	\$ 250,000.00 \$ 233,800.00 \$ 144,500.00 \$ 20,000.00 \$ 46,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basebeard hydronic distribution Other - Frischton Other - Frischton Other - Valves Other - Solie Hot Water System - central	50 35 35 50 50 20 15 15	10 1 18 10 10 10 5	Per Unit Per So, FL Per So, FL Per So, FL Per Linear Foot Fer Unit	1 2 42,500 42,500 2,000 460 1 3	\$ 26,100 \$ 125,000 8,500 \$ 5 4,250 \$ 3 500 \$ 10 90 \$ 50 \$ 32,200 \$ 1,500	100 S - 1	\$ 250,000.0 \$ 233,800.0 \$ 140,500.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 9,000.9
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanitary Plainip Other - Insulation Other - Vitives Other - Solite Hot Water System - gentral Other - Common Exhaust/Verillation Fam	50 35 35 50 50 20 15 20	10 1 18 10 10 5 1	Per Lint Per Su, FL Per Su, FL Per Su, Ft. Per Lineau Fact Farturit Limp Sum	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 9,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanitary Plaining Other - Insulation Other - Vitives Other - Solid Hot When System - gentral Other - Common Exhaust/Vertillation Fan Other - Common Exhaust/Vertillation Fan	50 35 25 50 50 20 15 20	10 1 18 10 10 5 1 1 18 5	Per Unit Per Sq. FL Per Sq. FL Per Sq. Ft Per Linear Foot Per Linear Foot Lump Sum Per Linear	1 2 42,500 42,500 2,000 460 1 3	\$ 26,100 \$ 125,000 8,500 \$ 125,000 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 9,000.0 \$ 30,000.0 \$ 72,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Insulation Other - Videas Other - Solut Hot Water System - central Other - Common Exhaust/Perillation Fan Other - Natural Gas Plana	50 35 35 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	turner Som Per Unit Per So, FL Per Lineau Foot Per Lineau Foot Per Line Lineau Foot Per Line Por Line Por Line Por Line	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basubbeard hydronic distribution Other - Sanutary Plants Other - Insulation Other - Vitives Other - Vitives Other - Common Exhaustive distribution Fan Other - Common Exhaustive distribution Fan Other - Common Exhaustive distribution Fan Other - Natural Sas Pipes Mechanical Subtotals	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	turner Som Per Unit Per So, FL Per Lineau Foot Per Lineau Foot Per Line Lineau Foot Per Line Por Line Por Line Por Line	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 20,000.0 \$ 346,000.0 \$ 34,200.0 \$ 9,000.0 \$ 72,000.0 \$ 943,100.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanitary Planta Other - Insulation Other - Vitives Other - Vitives Other - Solia Hot Witer System - central Other - Common Exhaust/Ver Illason Fan Other - Common Exhaust/Ver Illason Fan Other - Natrual Ges Plana Mechanical Subtotals (4.14) Other	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Lucio Som Der Unit Per So, FL Per Lineur Foot Per Lineur Foot Per Line Por Line Por Line Por Line Por Line Por Linear Foot Por Sin, FL	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 46,000.0 \$ 32,200.0 \$ 9,000.0 \$ 30,000.0 \$ 72,000.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanitary Plants Other - Insulation Other - Vitives Other - Solid Hot Water System - central Other - Common Exhaust/Verillation Fan Other - Condon Hosting & Ventiation Units Other - Natrual Sas Plants Mechanical Subtotals (4.14) Other Site Acquisition	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Turne Som Der Unn Per So, FL Per So, FL Per Linear Foot Fer Unit Lump Sum Per Unit Por Unit Per Linear Foot	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 943,100.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basebeard hydronic distribution Other - Santary Planta Other - Naturalion Other - Vitives Other - Solut Hot Water System - central Other - Common Exhaustive Illustran Fan Other - Common Exhaustive Illustran Fan Other - Natural Gas Planta Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Lucio Som Der Unit Per So, FL Per Lineur Foot Per Lineur Foot Per Line Por Line Por Line Por Line Por Line Por Linear Foot Por Sin, FL	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 943,100.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basuboard hydronic distribution Other - Sanutary Piping Other - Insulation Other - Vitives Other - Solie Hot Witter System - central Other - Common Exhamitive filiation Fan Other - Common Exhamitive filiation Fan Other - Common Exhamitive filiation Fan Other - Natural San Piping Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Lucrop Som Per Unit Per So. FL Per So. FL Per Linear Foot Fer Line Lump Sum Per Line Por Line Por Line Por Line Por Line Por So. FL Per So. FL	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 144,500.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 72,000.0 \$ 943,100.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Basubcard hydronic distribution Other - Santary Planta Other - Insulation Other - Vitives Other - Solar Hot Water System - central Other - Common Exhaustive fillation Fain Other - Common Exhaustive fillation Fain Other - Nathral Gas Planta Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Demolition Dwelling Unit Conversion	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Der Unit Per So, FL Per Ling Per So, FL Per Ling Per Ling Per Ling Porting Por	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 9,000.0 \$ 72,000.0 \$ 72,000.0 \$ 943,100.0
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Brassbeard hydronic distribution Other - Santiery Plainin Other - Insulation Other - Vitives Other - Connon Educative distribution - Control - Plainin Other - Connon Educative distribution - Control - Plainin Other - Condon Heating & Ventilation Units Other - Natural Ses Plainin Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Other Fees and Costs Demolition Other Insulation - Contingency	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Lump Som Per Unit Per So, FL Per Lineur Foot Per Line Per So, FL	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 943,100.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Baseboard hydronic distribution Other - Sanutary Plants Other - Insulation Other - Mitves Other - Solic Hot Water System - central Other - Common Exhaust/Verillation Fan Other - Natural Gas Plants Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Dwelling Unit Conversion Contingency Other (Specify)	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Der Unit Per So, FL Per Ling Per So, FL Per Ling Per Ling Per Ling Porting Por	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 943,100.0 \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Security/Fire Alarm Fire Suspression System Generator Elevator Other - Brassbeard hydronic distribution Other - Santiery Plainin Other - Insulation Other - Vitives Other - Connon Educative distribution - Control - Plainin Other - Connon Educative distribution - Control - Plainin Other - Condon Heating & Ventilation Units Other - Natural Ses Plainin Mechanical Subtotals (4.14) Other Site Acquisition Other Fees and Costs Demolition Other Fees and Costs Demolition Other Insulation - Contingency	50 35 25 50 50 20 15 20	10 1 18 10 10 10 5 1 1 18 5	Lump Som Per Unit Per So, FL Per Lineur Foot Per Line Per So, FL	42,500 42,500 2,000 460 3 3 3	\$ 26,100 \$ 125,000 8,500 \$ 3 4,250 \$ 3 500 \$ 10 90 \$ 56 \$ 32,200 \$ 1,500	100 S	\$ 250,000.0 \$ 233,800.0 \$ 233,800.0 \$ 20,000.0 \$ 46,000.0 \$ 32,200.0 \$ 30,000.0 \$ 72,000.0 \$ 943,100.0 \$ \$ -\$ \$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -\$ -

(4.15) Special Categories		Lancator Inches		DATE OF THE PERSON NAMED IN	HERICE THE THE		
Amount of PNA Relating to Lead		Per Sq. Ft.			FYNDRES EX	\$	2
Paint/Asbestos Compliance			S SECTION OF W	DULY DASKED TIEN OF	WINDSHOOM	3	*
Amount of PNA Relating to Section 504 Compliance	AVE HEDITHER	Per Sq. Ft.					
(4.16) New Construction							<u></u>
Owelling Units	A CALL DELIVERY OF THE REAL PROPERTY.	Pér 5q. Ft.	O MARK LESS V				- 0
dministrative Building	ENE TANGENCE	Fer 5q. Ft.	A ASSOCIATION AND ASSOCIATION		No. of Parties	6	- 5
community Building or Facility	N SE BELLAND	Per Sq. Ft.				\$	
hop	MOSO INTINAMESTA	Per Sq. Ft.	AND THE RESERVE OF THE PERSON			3	
torage Area	MANY THUS INCOME.	Per Sq. Pt.				3	
amily Investment Center		Per Sq. Ft.				S	
Day Care Center	COM TO THE PARTY OF	IPEr Sq. Ft.		The state of the s		\$	-
aundry Areas(s)	Out of the last of	Per Sq. Ft.				S	
	Debot Brown tends	Per Sq. Ft.				\$	
The (Sugary)	Heren Brookers &	Pen Sq. Ft.		THE NAME OF	A PROPERTY OF THE PARTY OF THE	\$	
Other (Specify)		Per Sq. Ft.				S	
Other (Specify)		12.11-2.41				\$	
New Construction Subtotals					-		