

### 2022 School Facilities Inventory Report

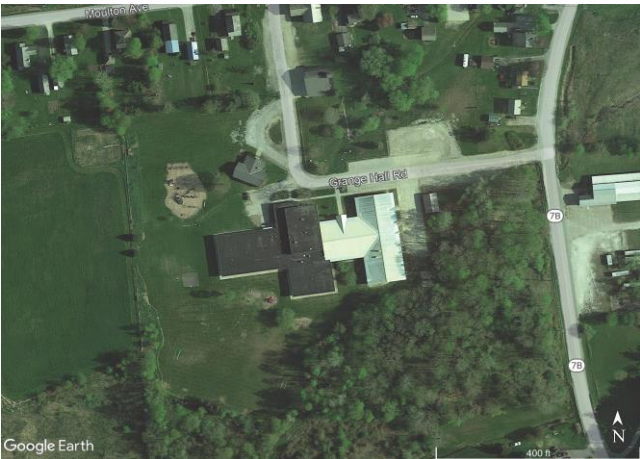
Facility Name: **MILL RIVER UNIFIED UNION SD | CLARENDON ELEMENTARY SCHOOL | 84 GRANGE HALL RD, NORTH CLARENDON 5759 - Combination - Secondary Building**

March 29, 2022

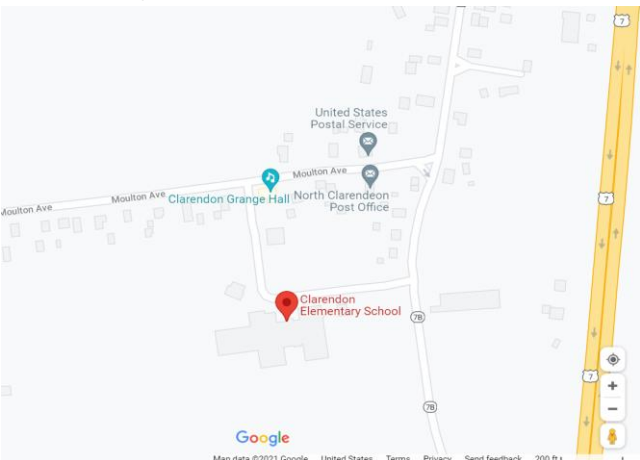
Total Value of Assets (Does Not Include Site/Structure/Walls/Interiors) **\$149,655**



GPS: 43.56360988341958, -72.9678385451254

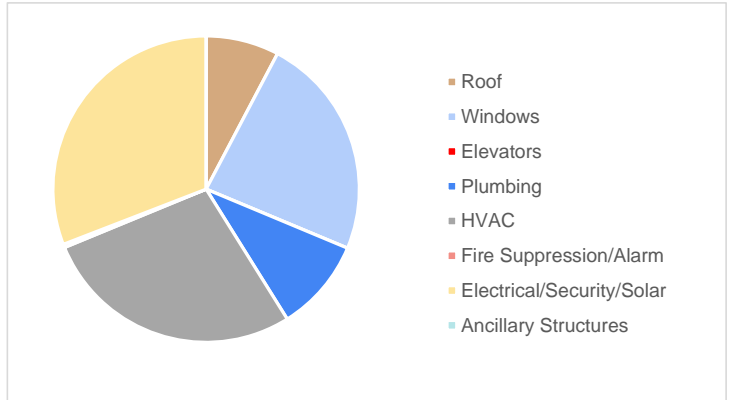


Site Plan - Google Earth



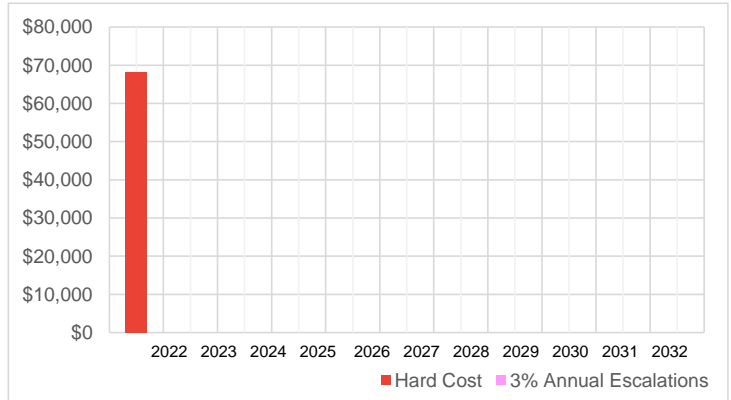
Location Plan - Google Maps

#### Relative Asset Values

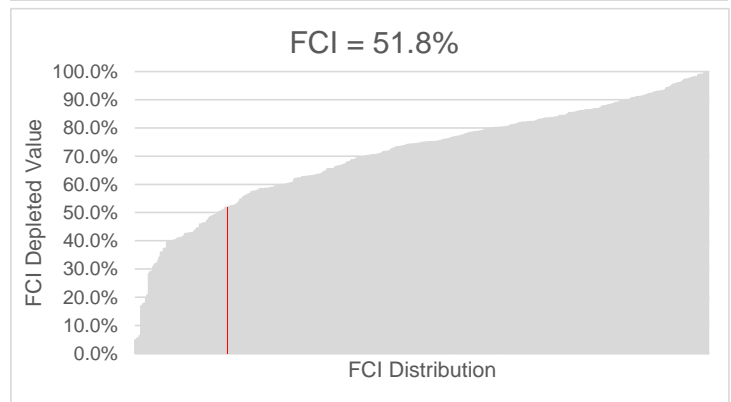


Value of Assets/GSF **\$71.26**

#### Projected Capital Planning Cash Flow



#### Facility Condition Index (FCI) Compared to Portfolio



(See Last Page for Explanation of Terms)

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GRANGE HALL RD, NORTH CLARENDON 5759 - Combination - Secondary Building**

#### Respondent Information

Date/Time Completed **2021-12-22 - 9:45 AM**  
 Respondent Name **Gary Marcy**  
 Respondent Title **Director of Operations**  
 Respondent Email **gmarcy@millriverschools.org**  
 Respondent Phone Number **(802) 779-1081**

#### Facility Information

School Type **Combination**  
 Building Identification **Secondary Building**  
 Stories **1**  
 Building Area **2100 (Gross Square Footage - GSF)**  
 Year Constructed **1960**  
 Year of Last Major Renovation **2021**  
 FCI (Depleted Value) **51.8%**

#### Environmental & Safety Issues

Hazardous Materials **Yes** ⚠  
 Hazardous (HZD) Materials include **Asbestos containing materials (ACM), Lead paint**  
 HZD Issues are **Major**  
 HZD Issues include **Facility currently under major renovation. ACM and lead paint identified throughout to be abated as part of the renovations.**

Indoor Air Quality (IAQ) Issues **No**

IAQ Issues include -

IAQ Issues are -

IAQ Issues include -

Fire or Life/Safety (FL/S) Issues **No**

FL/S Issues are -

Other Risk Factors **No**

Other Risk Factors include -

Other Risk Factors are -

#### Handicap Accessibility (ADA) Issues

Handicap Accessibility (ADA) Issues **Yes** ⚠  
 ADA Issues are **Major**  
 ADA Issues include **ADA compliant ramp and bathroom being installed as part of current renovation.**

#### Utilities - Adequacy

IT / Internet Service **Adequate**  
 Building Wi-Fi Coverage **Adequate**  
 Cellular Reception **Adequate**  
 Water Service Pressure **Adequate**  
 Natural Gas/Propane Pressure **Adequate**  
 Electrical Capacity **Adequate**

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#### Building Envelope - Roof

Roof 1 is <b>Asphalt Shingle</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Covers <b>100%</b>	30	-32	\$5.50 / SF	2,100	SF	\$11,550	⚠
Installed in <b>1960</b>							
Roof 2 is -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Covers <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							
Roof 3 is -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Covers <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							
Roof 4 is -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Covers <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							

#### Building Envelope - Windows

Primary Window System <b>Window, Wood-Frame</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
% of Windows That are this Type <b>100%</b>	30	23	\$70.00 / SF	504	SF	\$35,280	
Installed in <b>2015</b>							
Secondary Window System -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
% of Windows That are this Type <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							

#### Services - Elevators

Primary Conveyance/Elevators <b>None</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Quantity of Stops <b>0</b>	-	N/A	- / -	0	-	\$0	
Installed in -							
Secondary Conveyance/Elevators -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Quantity of Stops <b>0</b>	-	N/A	- / -	0	-	\$0	
Installed in -							

#### Services - Plumbing

Primary Plumbing System <b>Supply &amp; Sanitary, Low Density (Includes Fixtures)</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>100%</b>	40	-22	\$7.00 / GSF	2,100	GSF	\$14,700	⚠
Installed in <b>1960</b>							
Secondary Plumbing System -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							

#### Services - Cooling - Central System

Primary Central Cooling System <b>None</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							
Secondary Plumbing System -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							

#### Services - Heating - Central System

Primary Heating System <b>Boiler(s)/System - Fuel Oil</b>	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>100%</b>	30	-32	\$60.00 / MBH	60	MBH	\$3,600	⚠
Installed in <b>1960</b>							
Secondary Heating System -	EUL	C-RUL	Cost / Unit	Quantity	Units	Total Value	
Area of building served <b>0%</b>	-	N/A	- / -	-	-	\$0	
Installed in -							

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#### Services - HVAC Distribution

Primary HVAC Distribution System **Forced Air System (AHUs, Ductwork, VAVs), 2-Pipe System**

Area of building served	100%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	1960	30	-32	\$18.00 / GSF	for	2,100	GSF	\$37,800



Secondary HVAC Distribution System -

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Services - Package Systems

Primary HVAC Package Unit & Splits **None**

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

Secondary HVAC Package Unit & Splits -

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Services - Fire Suppression

Primary Fire Suppression System **Sprinkler System, Medium Density/Complexity**

Area of building served	5%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	1960	40	-22	\$5.00 / GSF	for	105	GSF	\$525



Secondary Fire Suppression System -

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Services - Fire Alarm System

Primary Fire Suppression System **None**

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	NA	-	N/A	- / -	for	-	-	\$0

Secondary Fire Suppression System -

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Services - Security Systems

Primary Security & Low Volt System **None**

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

Secondary Security & Low Volt System -

Area of building served	0%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Services - Electrical Distribution/Infrastructure

Electrical Distribution/Infrastructure **Main Distribution Panel w/Sub Panels and Generator/UPS - Medium Density**

Area of building served	100%	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	2021	40	39	\$22.00 / GSF	for	2,100	GSF	\$46,200

#### Services - Solar Power (PV)

Solar (Electric Generation) Provided **None**

Owned/Maintained by School -

Value of Solar PV Panels: -

Quantity of Panels	0	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Ancillary Structures

Ancillary Structures **None**

Total SF of Ancillary Structures	-	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

Secondary Ancillary Structures -

Total SF of Secondary Ancillary Structures	0	EUL	C-RUL	Cost / Unit		Quantity	Units	Total Value
Installed in	-	-	N/A	- / -	for	-	-	\$0

#### Additional Comments

This form is specific to the separate District building adjacent to the main elementary school. This building is currently under renovation from last use as a office

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## Explanation of Terms

<b>Projected Capital Planning Cash Flow</b>	The estimated replacement costs of systems as they expire annually.
<b>Facility Condition Index (FCI)</b>	The cost -weighted depleted value of the building compared to the total value of all its systems; overall percent of building useful life consumed by years in service.
<b>Total Value of Assets</b>	The total estimated replacement cost of all the assets listed in the form.
<b>Value of Assets per GSF</b>	The Total Value of all Assets in the form divide by the Gross Square Footage (GSF) of the building.
<b>Facility Condition Index (FCI) Compared to Portfolio</b>	The Facility Condition Index (FCI) of the building overlayed on the chart of FCI's for all buildings in the portfolio. Indicated by a red line in the chart.
<b>Calculated Remaining Useful Life( C-RUL)</b>	The current number of remaining years a system may be expected to perform in designed service.
<b>Expected Useful Life (EUL)</b>	The total number of years a system can be expected to perform in designed service when new.
<b>Gross Square Footage (GSF)</b>	The total square footage contained within the building for all floors/levels.
<b>Cost per Unit</b>	The estimated base cost for a single unit of a system. When multiplied by Quantity results in the total system cost.
<b>Quantity</b>	The amount of a system present in a building. When multiplied by the Cost per Unit results in the total system cost.
<b>Units</b>	The expressed unit of measure for a given system (GSF, EACH, TON, etc).
<b>Ancillary Structures</b>	Buildings on site that are typically known as portables, relocatables or temporary buildings.