

October 27, 2023 (revised)

NCMCMastePlan

Deferred Maintenance comprehensive

	\$181,300
<u>Building 03-Maintenance Building:</u>	\$406,900
<u>Building 04-Technology Building:</u>	\$4,976,650
<u>Building 05-Health Education and Science Center:</u>	
	\$1,445,500
<u>Building 09-Library:</u>	\$38,500
<u>Building 10-Early Childhood Education Building:</u>	\$155,000
<u>Site Work:</u>	\$1,795,300
<u>Energy Conservation Upgrades-campus wide:</u>	\$3,861,900
TOTALS:	\$28,085,250

Building01BorraLearningCenter:

- | | | |
|---|---|-----------|
| 1 | Brick tuck-pointing-multiple areas especially near grade: | \$26,500 |
| 2 | Window Replacement: Many windows have failed seal at multi-pane glass: | \$170,000 |
| 3 | Immediate repair of walk ways to assure no trip hazards and un-even sections: | \$45,000 |
| 4 | | |

Building 03 Maintenance Building

1	Regrade for better access to Overhead doors+ add weath Estimated Cost:	\$10,000
2	Brick tuck-pointing-multiple areas especially near grade:	\$14,500
3	Brick repair/infill at penetrations:	\$3,200
4	Immediate repair of walk ways to assure no trip hazards, Repave at doorways and level un-even sections:	\$12,000
5	Maintain painted finish on expose window/door lintels-jan	\$22,000
6	Replace curbing and paving at north drive:	\$18,000
7	Miscellaneous Door Frame, Doors, hardware upgrades: 3 r \$2,400 each:	\$7,200
8	Replace interior and exterior lighting to LED:	\$6,500
9	Areas needing re-sealant at exterior finishes-between Br other materials-Window/door frames, soffits, at door thr	\$6,500
10	Mechanical, electrical, plumbing upgrades: (see Master Pl appendix):	\$307,000
	SUB-TOTAL:	\$406,900

Building 04 Technology Building

1	Renovate/rebuild Alternative	\$4,500,000
2	Regrade for better water flow at paved areas. Estimated	\$29,000
3	Brick tuck-pointing-multiple areas especially near grade:	\$10,500
4	Brick repair/infill at penetrations:	\$3,200
5	Immediate repair of walk ways to assure no trip hazards, Repave at doorways and level un-even sections, upgrade	\$16,000
6	Maintain painted finish on expose window/door lintels-jan	\$22,000
7	Replace curbing and paving at east drive:	\$28,600
8	Miscellaneous Door Frame, Doors, hardware upgrades: 6 n \$2,400 each:	\$14,400
9	Replace interior and exterior lighting to LED:	\$6,500
10	Renovate aging toilet rooms-apply barrier-free standards:	\$39,300
11	Renovate interior finishes including flooring, paint, ceiling	\$15,750
12	Repair/re-build exterior stairway, new railings, suggest sr	\$37,900
13	Areas needing re-sealant at exterior finishes-between Bri other materials-Window/door frames, soffits, at door thr	\$6,500
14	Mechanical, electrical, plumbing upgrades: (see Master Pl	

Building 05-Health Education and Science Center

- 1 Proposed CATEE Renovations and new construction \$8,500,000
- 2 Proposed barrier-free-ADA compliant access to Tech Building and BL (2026): \$2,400,000

SUB-TOTAL \$10,900,000

General Maintenance at the building ages:

- a. Window assessment/Repair/replace as needed.
- b. Exterior Maintenance:
- c. Tuckpoint all brick/block
- d. Storm Water management/gutters
- e. Roof assessment/repair/replace as needed.
- f. Mechanical/electrical/plumbing repairs as needed.
- g. Sustainable implementation and innovation
- h. Campus security assessment and upgrades.

Building 06 Student and Community Resource Building

1	Exterior exposed wood at canopies to be re-finished:	\$18,700
2	Roof water at west is missing the collection system-running masonry. Reconfigure storm water piping:	\$24,500
3	Clean water stains off Masonry:	\$3,200
4	Interior finish work needed at area of water leaks:	\$8,500
5	Paint is flaking off interior ductwork. Remove and reseal clean exposed galvanized:	\$100,000
6	Fix cracked and uneven concrete walk ways:	\$8,600
7	Paint exterior steel door jambs, doors, and pipe bollards:	\$14,500
8	Dumpster Gate needs repair:	\$13,900
9	Areas needing re-sealant at exterior finishes-between Masonry and other materials-Window/door frames, soffits, at door thresholds:	\$9,500
10	Sidewalk paving to connect south covered area:	\$21,000
11	Mechanical, electrical, plumbing upgrades: (see Master Plan appendix 1)	\$1,000,000
12	Replace interior lighting to LED (continuing 2022-2024)	<u>\$10,000</u>
	SUB-TOTAL:	\$1,232,400

Building 07 Campus Housing:

1	Restore/Replace exterior EIFS/stucco at window panels-exterior of multiple areas Use of composite or cement fiber panels. Estimated (\$58,200
2	Brick tuck-pointing-repair multiple areas especially near grade:	\$39,500
3	Window Replacement: Many windows have lost Thermal seal at mul:	\$210,000
4	Immediate repair of walk ways to assure no trip hazards, fix cracks sections:	\$45,000
5	Clean and paint louvers below windows:	\$17,100
6	Maintain painted finish on expose window/door lintels:	\$28,000
7	Miscellaneous Door Frame, Doors, hardware upgrades: 12 noted at \$2,100 each:	\$25,200
8	Replace worn interior finishes and toilet room finishes and accessories Estimated costs:	\$115,000
9	Complete interior finishes upgrade: (ongoing 2022-2023)	\$157,000
10	Replace interior lighting to LED. (in progress 2022-2024) Estimated cost:	\$42,000
11	Replace shingled roofing connector:	\$16,200
12	Various exterior lighting: replace with LED, night sky compliant:	\$21,200
13	Areas needing re-sealant at exterior finishes-between Brick and other Window/door frames, soffits, at door thresholds:	\$16,000
14	Mechanical, electrical, plumbing upgrades: (see appendix):	<u>\$233,000</u>

SUB-TOTAL:

Building08-StudentCenter:

1	Restore/Replace exterior EIFS/stucco at window panels-exterior of multiple areas Use of composite or cement fiber panels. Estimated (\$32,700
2	Brick tuck-pointing-repair multiple areas especially near grade:	\$39,500
3	Window Replacement:	\$88,000
4	Immediate repair of walk ways to assure no trip hazards, fix cracks sections:	\$39,000
5	Clean masonry at louvers:	\$11,200
6	Maintain painted finish on exposed window/door lintels:	\$28,000
7	Miscellaneous Door Frame, Doors, hardware upgrades: 12 noted at \$2,400 each:	\$28,800
8	Clean and paint all handrails, steel stairs:	\$6,800
9	Dumpster Gate needs repair:	\$11,200
10	Complete interior finishes upgrade-Common Areas, toilet rooms and apartment:	\$140,000
11	Replace interior lighting to LED. Estimated costs:	\$42,000
12	Various exterior lighting: replace with LED, night sky compliant:	\$28,300
13	Regrade to prevent water collecting at entries:	\$16,200
14	Areas needing re-sealant at exterior finishes-between Brick and other Window/door frames, soffits, at door thresholds:	\$15,400
15	Clean brick-some staining:	\$26,800
16	Repair stairs at west side:	\$16,600
17	Mechanical, electrical, plumbing upgrades: (see appendix):	\$875,000
	SUB-TOTAL	\$1,445,500

Building09-Library:

A major renovation to the building envelope was undertaken in 2016 and the building is in excellent condition.

1	Immediate repair of walk ways to assure no trip hazards, fix cracks, use business:	\$5,500
2	Provide paved (snow melt) walk from visitor Parking:	\$33,000
	SUB-TOTAL:	\$38,500

General Maintenance at the building ages:

- a. Window assessment/Repair/replace as needed.
- b. Exterior Maintenance:
- c. Tuckpoint all brick/block
- d. Storm Water management/gutters
- e.

and replace 7 place

