Component Condition Report | 002 - Fullerton Union High School / Cafeteria

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
B3010	Roof	Fair	Roofing, Asphalt Shingle, 20-Year Standard	5,888 SF	5	6877966
B3010	Roof	Fair	Roofing, Clay/Concrete Tile	2,000 SF	20	6877962
B3060	Roof	Fair	Roof Hatch, Metal	1	5	6877983
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	6	20	6837222
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	5,888 SF	12	6837221
C1090	Throughout building	Fair	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H	5	5	6837229
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	5,000 SF	5	6837223
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	450 SF	20	6837225
C2030	Restrooms	Fair	Flooring, Ceramic Tile	100 SF	15	6837218
C2030	Staff lounge	Good	Flooring, Vinyl Tile (VCT)	2,000 SF	10	6837227
C2030	Entrance	Fair	Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	500 SF	5	6837231
C2030	Kitchen	Fair	Flooring, Quarry Tile	2,838 SF	15	6837224
C2050	Throughout building	Fair	Ceiling Finishes, any flat surface, Prep & Paint	5,888 SF	5	6837220
Plumbing						
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Medium Density (excludes fixtures)	5,888 SF	10	6877970
D2010	Kitchen	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	4	5	6877976
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	3	15	6837230
D2010	Mechanical room	Fair	Water Heater, Electric, Residential	1	9	6877973
D2010	Throughout building	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	4	15	6837228
D2030	Roof	Fair	Supplemental Components, Drains, Roof	4	10	6877969
HVAC						
D3030	Building exterior	Fair	Split System, Condensing Unit/Heat Pump	1	3	6877986
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump	2	5	6877968
D3050	Throughout building	Fair	HVAC System, Ductwork, Medium Density	5,888 SF	18	6877981
D3050	Mechanical room	Good	Air Handler, Interior AHU, Easy/Moderate Access	2	25	6877982
D3060	Building entrances	Good	Supplemental Components, Air Curtain, 5' Wide Non-Heated	6	17	6877978
D3060	Kitchen	Fair	Supplemental Components, Air Curtain, 8' Wide Heated	1	2	6877971
D3060	Roof	Poor	Exhaust Fan, Roof or Wall-Mounted, 24" Damper	1	0	6877977
Fire Protection						
D4010	Kitchen	Good	Fire Suppression System, Commercial Kitchen, per LF of Hood	2 LF	19	6877985
Electrical						
D5020	Mechanical room	Fair	Switchboard, 120/208 V	1	10	6877967
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	5,888 SF	10	6877987
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	5,888 SF	15	6837219
Equipment & Furnis			5 5 , , , , , , ,	5,222 6		
E1030	Kitchen	Fair	Foodservice Equipment, Range/Oven, 4-Burner	1	5	6877975
E1030	Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	2	6877980
	ratorion	i dii	1 333331 1100 Equipmont, Convocation Ston, Double	ı		5577360

Component Condition Report | 002 - Fullerton Union High School / Cafeteria

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Freezer	1	10	6837226
E1030	Kitchen	Fair	Foodservice Equipment, Freezer, 2-Door Reach-In	6	5	6877984
E1030	Kitchen	Good	Foodservice Equipment, Icemaker, Freestanding	1	12	6877963
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	5	6877964
E1030	Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	5	5	6877972

Component Condition Report | 002 - Fullerton Union High School / Classrooms 206-242

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	22,000 SF	8	6877796
B2020	Building Exterior	Good	Glazing, any type, by SF	500 SF	27	6877799
B2050	Building Exterior	Good	Exterior Door, Steel, Standard	12	37	6877813
Roofing						
B3010	Roof	Good	Roofing, Clay/Concrete Tile	11,000 SF	40	6877805
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	11,000 SF	10	6877812
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	120 LF	5	6877807
B3060	Roof	Fair	Roof Hatch, Metal	1	10	6877793
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	29	20	6837328
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	16,860 SF	12	6837334
C1090	Restrooms	Fair	Toilet Partitions, Plastic/Laminate	13	10	6837339
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	32,420 SF	8	6837325
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	1,300 SF	20	6837336
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	3,100 SF	3	6837333
C2030	Throughout building	Fair	Flooring, Carpet, Commercial Standard	7,190 SF	3	6837341
C2030	Restrooms	Fair	Flooring, Ceramic Tile	950 SF	20	6837344
C2030	Throughout building	Fair	Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	11,240 SF	5	6837342
C2050	Throughout building	Good	Ceiling Finishes, any flat surface, Prep & Paint	5,620 SF	8	6837332
Conveying						
D1010	Elevator	Fair	Elevator Cab Finishes, Standard	1	5	6877808
Plumbing						
D2010	Throughout building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	2	3	6837343
D2010	Utility closet	Fair	Pump, Circulation, Domestic Water	1	5	6877802
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	15	15	6837337
D2010	Throughout building	Fair	Sink/Lavatory, Vanity Top, Enameled Steel	36	15	6837330
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	16	15	6837335
D2010	Utility closet	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	1	10	6877806
D2010	Throughout building	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	2	15	6837340

Component Condition Report | 002 - Fullerton Union High School / Classrooms 206-242

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D2010	Utility closet	Fair	Water Heater, Electric, Residential	1	5	6877804
D2010	Restrooms	Fair	Urinal, Standard	5	15	6837327
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6837326
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	22,000 SF	20	6877800
HVAC						
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	4	2	6877810
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	10	2	6877797
D3050	Throughout building	Fair	HVAC System, Ductwork, Low Density	22,000 SF	12	6877809
Fire Protection						
D4010	Throughout Building	Fair	Fire Suppression System, Full System Install/Retrofit, Medium Density/Complexity, Renovate	22,000 SF	22	6877792
Electrical						
D5020	Electrical room	Good	Switchboard, 120/208 V	1	37	6877798
D5020	Electrical room	Good	Distribution Panel, 120/208 V	1	27	6877803
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	22,000 SF	22	6877811
Fire Alarm & Elect	tronic Systems					
D7030	Throughout building	Good	Security/Surveillance System, Full System Upgrade, Average Density	22,000 SF	5	6877801
D7050	Electrical room	Fair	Fire Alarm Panel, Fully Addressable	1	5	6877791
Equipment & Furn	nishings					
E1040	Throughout building	Fair	Laboratory Equipment, Exhaust Hood, Constant Volume 6 LF	3	7	6837331
E1060	Classrooms	Fair	Residential Appliances, Refrigerator, 14 to 18 CF	1	7	6837338
E2010	Throughout building	Fair	Casework, Cabinetry, Hardwood Standard	500 LF	10	6837329
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	12	15	6877794

Component Condition Report | 002 - Fullerton Union High School / Classrooms 60-76

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	19,000 SF	7	6878006
B2010	Building Exterior	Fair	Exterior Walls, Brick	19,200 SF	5	6878007
B2020	Building Exterior	Poor	Glazing, any type, by SF	1,500 SF	0	6878001
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	27	20	6878005
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	12,000 SF	10	6878011
B3060	Roof	Fair	Roof Hatch, Metal	1	10	6878002
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	6	20	6838366
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	15,840 SF	12	6838355
C1090	Throughout building	Fair	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H	44	10	6838357

Component Condition Report | 002 - Fullerton Union High School / Classrooms 60-76

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	50 SF	20	6838359
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	23,710 SF	3	6838368
C2030	Restrooms	Fair	Flooring, Ceramic Tile	50 SF	20	6838358
C2030	Throughout building	Fair	Flooring, Carpet, Commercial Standard	14,740 SF	3	6838356
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	1,050 SF	3	6838367
Conveying						
D1010	Building exterior	Fair	Elevator Cab Finishes, Standard	1	2	6878003
D1010	Control room	Fair	Elevator Controls, Automatic, 1 Car	1	5	6878004
Plumbing						
D2010	Building exterior	Failed	Drinking Fountain, Wall-Mounted, Single-Level	1	0	6878000
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6838364
D2010	Building exterior	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	2	7	6878010
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	1	15	6838369
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	1	15	6838365
HVAC						
D3030	Throughout building	Fair	Air Conditioner, Window/Thru-Wall	2	5	6838363
D3030	Classrooms	Excellent	Split System, Fan Coil Unit, DX	16	15	6877998
D3030	Roof	Excellent	Split System, Condensing Unit/Heat Pump	16	15	6878008
D3050	Throughout building	Fair	HVAC System, Ductwork, Medium Density	24,000 SF	15	6877999
D3060	Building exterior	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper	1	12	6878009
Electrical						
D5020	Utility closet	Fair	Switchboard, 120/208 V	1	23	6838360
D5020	Utility closet	Good	Distribution Panel, 120/208 V	4	27	6877997
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	15,840 SF	15	6838362
Fire Alarm & Electro	nic Systems					
D7050	Utility closet	Fair	Fire Alarm Panel, Fully Addressable	1	7	6838370
Equipment & Furnis	hings					,
E1060	Classroom	Fair	Residential Appliances, Refrigerator, 14 to 18 CF	1	5	6838361
Sitework						,
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	10	17	6878012

Component Condition Report | 002 - Fullerton Union High School / Custodial Office

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Stucco, Prep & Fog Coat or Paint	1,200 SF	5	6838372
B2010	Building Exterior	Fair	Exterior Walls, Stucco	1,200 SF	20	6838377
B2010	Building Exterior	Fair	Exterior Walls, Concrete Block (CMU)	1,200 SF	30	6838384
B2050	Building Exterior	Fair	Overhead/Dock Door, Aluminum, 12'x12' (144 SF)	6	15	6838380

Component Condition Report | 002 - Fullerton Union High School / Custodial Office

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	3	20	6838381
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	2	20	6838387
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	3,000 SF	5	6838374
C2050	Throughout building	Fair	Ceiling Finishes, any flat surface, Prep & Paint	2,000 SF	5	6838389
Plumbing						
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	2,000 SF	20	6838386
D2010	Utility closet	Fair	Water Heater, Electric, Residential	1	7	6838378
D2010	Custodial office	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	1	15	6838376
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6838385
HVAC						
D3020	Custodial office	Fair	Unit Heater, Electric	1	5	6838382
Electrical						
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	2,000 SF	20	6838388
D5040	Throughout building	Fair	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	2,000 SF	10	6838373
Equipment & Furnishin	ngs					
E1060	Custodial office	Fair	Residential Appliances, Refrigerator, 14 to 18 CF	1	7	6838383
E1060	Custodial office	Fair	Residential Appliances, Washer	1	7	6838375
E1060	Custodial office	Fair	Residential Appliances, Clothes Dryer	1	7	6838379

Component Condition Report | 002 - Fullerton Union High School / Digital Arts 140-147

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	13,000 SF	8	6878117
B2050	Building Exterior	Fair	Overhead/Dock Door, Aluminum, 20'x14' (280 SF)	1	15	6878120
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	8	25	6878118
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	12,600 SF	5	6878116
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	25	20	6836952
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	12,600 SF	12	6836947
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	18,900 SF	5	6836950
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	12,600 SF	5	6836949
Plumbing						
D2010	Throughout building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	2	7	6836948
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Very Low Density (excludes fixtures)	12,600 SF	25	6878114
D2010	Throughout building	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	3	15	6836951
D2010	Corridor	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	1	5	6878121

Component Condition Report | 002 - Fullerton Union High School / Digital Arts 140-147

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
HVAC						
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	9	2	6879546
D3050	Throughout building	Fair	HVAC System, Ductwork, Low Density	12,600 SF	15	6878115
Electrical						
D5020	Corridor	Fair	Switchboard, 120/208 V	1	10	6878112
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	12,600 SF	10	6878119
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	12,600 SF	15	6836954
D5040	Throughout building	Fair	Interior Lighting System, Full Upgrade, Low Density & Standard Fixtures	12,600 SF	12	6878113
Equipment & Furnish	ings					
E2010	Throughout building	Fair	Casework, Cabinetry Economy	20 LF	10	6836953
Sitework						
G2060	Site	Fair	Signage, Property, Building or Pole-Mounted, Replace/Install	1	10	6878123
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	8	15	6878122

Component Condition Report | 002 - Fullerton Union High School / English 30-47

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	12,000 SF	8	6878081
B2020	Building Exterior	Good	Glazing, any type, by SF	2,000 SF	28	6878082
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	25	6878084
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, TPO/PVC	8,350 SF	5	6878083
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	80 LF	5	6878079
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	28	20	6838405
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	16,445 SF	12	6838400
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	150 SF	20	6838404
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	16,745 SF	8	6838406
C2030	Throughout building	Fair	Flooring, Carpet, Commercial Standard	8,300 SF	3	6838396
C2030	Restrooms	Fair	Flooring, Ceramic Tile	100 SF	20	6838397
C2030	Storage room	Poor	Flooring, Vinyl Tile (VCT)	100 SF	1	6838402
C2030	Throughout building	Fair	Flooring, any surface, w/ Paint or Sealant, Prep & Paint	8,300 SF	5	6838393
C2050	Throughout building	Fair	Ceiling Finishes, any flat surface, Prep & Paint	300 SF	5	6838401
Plumbing						
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	2	15	6838399
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	2	15	6838394
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6838403
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Very Low Density (excludes fixtures)	16,700 SF	10	6878080

Component Condition Report | 002 - Fullerton Union High School / English 30-47

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
HVAC						
D3030	Classrooms	Excellent	Split System, Fan Coil Unit, DX	16	15	6878085
D3030	Roof	Excellent	Split System, Condensing Unit/Heat Pump	16	15	6878078
D3050	Throughout building	Fair	HVAC System, Ductwork, Low Density	16,700 SF	10	6878075
Electrical						
D5020	Building exterior	Fair	Secondary Transformer, Dry, Stepdown	1	5	6878077
D5020	Utility closet	Fair	Switchboard, 120/208 V	1	24	6838398
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	16,745 SF	20	6838392
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	16,745 SF	15	6838390
Fire Alarm & Electr	onic Systems					
D7050	Utility closet	Fair	Fire Alarm Panel, Fully Addressable	1	7	6838391
D7050	Throughout building	Fair	Fire Alarm System, Full System Upgrade, Simple Addressable, Upgrade/Install	16,700 SF	5	6878076
Equipment & Furni	shings					
E2010	Throughout building	Fair	Casework, Cabinetry Economy	80 LF	5	6838395
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	12	17	6878086

Component Condition Report | 002 - Fullerton Union High School / Fine Art/Little Theatre

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	22,800 SF	8	6877095
B2050	Building Exterior	Good	Exterior Door, Steel, Standard	8	38	6877084
Roofing						
B3010	Roof	Poor	Roofing, Single-Ply Membrane, EPDM	22,619 SF	2	6877096
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	120 LF	10	6877092
Interiors						
C1030	Throughout building	Good	Interior Door, Wood, Solid-Core	36	30	6838410
C1030	Throughout building	Good	Interior Door, Steel, Standard	2	30	6838423
C1070	Throughout building	Good	Suspended Ceilings, Acoustical Tile (ACT)	18,093 SF	20	6838418
C1090	Throughout building	Good	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H	25	15	6838407
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	33,825 SF	8	6838421
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	100 SF	20	6838411
C2030	Throughout building	Fair	Flooring, any surface, w/ Paint or Sealant, Prep & Paint	13,500 SF	5	6838413
C2030	Auditorium	Good	Flooring, Wood, Strip	2,500 SF	20	6838417
C2030	Throughout building	Good	Flooring, Carpet, Commercial Standard	7,000 SF	8	6838419
C2030	Restrooms	Fair	Flooring, Ceramic Tile	50 SF	20	6838422
C2050	Throughout building	Good	Ceiling Finishes, any flat surface, Prep & Paint	4,523 SF	8	6838414
Conveying				,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	-	

Component Condition Report | 002 - Fullerton Union High School / Fine Art/Little Theatre

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D1010	Auditorium	Good	Vertical Lift, Wheelchair, 5' Rise, Renovate	1	20	6838409
Plumbing						
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	1	15	6838416
D2010	Throughout building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	3	7	6838426
D2010	Roof	Good	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	22,619 SF	30	6877078
D2010	Utility closet	Fair	Water Heater, Electric, Residential	1	6	6877087
D2010	Restrooms	Fair	Urinal, Standard	1	15	6838425
D2010	Roof	Fair	Backflow Preventer, Domestic Water	1	10	6877081
D2010	Restrooms	Fair	Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China	1	15	6838424
HVAC						
D3020	Roof	Good	Boiler Supplemental Components, Chemical Feed System	2	10	6877080
D3020	Roof	Good	Boiler, Gas, HVAC	1	20	6877079
D3020	Mechanical room	Good	Boiler Supplemental Components, Expansion Tank	1	35	6877088
D3030	Roof	Good	Chiller, Air-Cooled	1	22	6877076
D3050	Mechanical room	Fair	Air Handler, Interior AHU, Easy/Moderate Access	1	10	6877085
D3050	Mechanical room	Fair	Pump, Distribution, HVAC Heating Water	1	5	6877089
D3050	Throughout building	Good	HVAC System, Hydronic Piping, 2-Pipe	22,619 SF	30	6877082
D3050	Mechanical room	Fair	Pump, Distribution, HVAC Chilled or Condenser Water	1	5	6877093
D3050	Throughout building	Good	HVAC System, Ductwork, Medium Density	22,619 SF	20	6877091
D3060	Building exterior	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper	1	15	6877077
Fire Protection						
D4010	Auditorium	Fair	Fire Suppression System, Full System Install/Retrofit, High Density/Complexity, Renovate	2,500 SF	20	6838408
Electrical						
D5020	Electrical room	Good	Secondary Transformer, Dry, Stepdown	1	25	6877094
D5020	Electrical room	Good	Distribution Panel, 277/480 V	1	25	6877075
D5030	Throughout building	Good	Electrical System, Wiring & Switches, High Density/Complexity	22,617 SF	30	6877083
D5030	Mechanical room	Good	Variable Frequency Drive, VFD, by HP of Motor, Replace/Install	2	18	6877074
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	22,617 SF	15	6838420
D5040	Electrical room	Good	Lighting Controls, Dimming Panel, Digital Time Control Clock & Photosensor [BlackBox Lighting System]	1	18	6877086
Fire Alarm & Elec	tronic Systems					
D7030	Throughout building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	22,619 SF	5	6877090
Equipment & Fur	nishings					_
E2010	Throughout building	Fair	Casework, Cabinetry Economy	15 LF	10	6838415
E2010	Auditorium	Good	Fixed Seating, Auditorium/Theater, Metal Cushioned Standard	175	18	6838412
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	5	17	6877073

Component Condition Report | 002 - Fullerton Union High School / Gym

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						_
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	24,000 SF	8	6878331
B2050	Building Exterior	Good	Exterior Door, Steel, Standard	4	37	6878330
B2050	Gymnasium	Good	Overhead/Dock Door, Aluminum, 12'x12' (144 SF)	1	28	6830156
B2050	Building Exterior	Good	Exterior Door, Aluminum-Framed & Glazed, Standard Swing	8	27	6878323
Roofing						
B3010	Roof	Good	Roofing, Single-Ply Membrane, TPO/PVC	22,000 SF	17	6878329
B3060	Roof	Good	Roof Hatch, Metal	1	27	6878324
Interiors						
C1030	Throughout building	Good	Interior Door, Steel, Standard	9	38	6830154
C1070	Entrance	Good	Suspended Ceilings, Acoustical Tile (ACT)	3,000 SF	23	6830172
C1090	Throughout building	Good	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H	33	18	6830155
C1090	Restrooms	Good	Toilet Partitions, Plastic/Laminate	17	18	6830161
C2010	Restrooms	Good	Wall Finishes, Ceramic Tile	700 SF	38	6830162
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	34,286 SF	8	6830165
C2030	Restrooms	Good	Flooring, Ceramic Tile	450 SF	38	6830170
C2030	Team rooms	Good	Flooring, Vinyl Tile (VCT)	1,200 SF	13	6830158
C2030	Gymnasium	Good	Flooring, Wood, Strip	18,500 SF	28	6830171
C2030	Entrance	Good	Flooring, Vinyl Tile (VCT)	3,000 SF	13	6830167
C2050	Throughout building	Good	Ceiling Finishes, any flat surface, Prep & Paint	20,324 SF	8	6830164
Plumbing						
D2010	Restrooms	Good	Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China	13	28	6830153
D2010	Throughout building	Good	Drinking Fountain, Wall-Mounted, Single-Level	4	13	6830157
D2010	Restrooms	Good	Toilet, Commercial Water Closet	18	28	6830152
D2010	Utility closet	Good	Water Heater, Electric, Residential	1	13	6830169
D2010	Restrooms	Good	Urinal, Standard	6	28	6830168
D2010	Utility closet	Good	Sink/Lavatory, Service Sink, Floor	1	33	6830166
D2030	Roof	Fair	Supplemental Components, Drains, Roof	10	20	6878328
HVAC						
D3030	Roof	Good	Split System, Condensing Unit/Heat Pump	1	6	6878326
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	3	11	6878322
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted	1	15	6878332
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 10" Damper	1	15	6878321
Electrical						
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, High Density & Standard Fixtures	23,324 SF	18	6830159
Equipment & Furnish	ings					
E2010	Gymnasium	Good	Bleachers, Telescoping Manual, up to 15 Tier (per Seat)	1,120	18	6830173
Athletic, Recreational	& Playfield Areas					

Component Condition Report | 002 - Fullerton Union High School / Gym

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
G2050	Gymnasium	Good	Sports Apparatus, Scoreboard, Electronic Standard	1	23	6830160
G2050	Gymnasium	Good	Sports Apparatus, Basketball, Backboard/Rim/Pole	6	23	6830163
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	12	17	6878325
Follow-up Studies						
P2030	Throughout building	Poor	Engineering Study, Mechanical, HVAC Controls / Rebalance, Evaluate/Report	1	0	6878327

Component Condition Report | 002 - Fullerton Union High School / Home Economics 90-93

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	3,514 SF	8	6877156
B2010	Building Exterior	Good	Exterior Walls, Brick	1,000 SF	40	6877149
B2050	Building Exterior	Good	Exterior Door, Steel, Standard	10	30	6877161
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	3,700 SF	10	6877162
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	9	20	6837174
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	7,076 SF	15	6837161
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	10,664 SF	5	6837176
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	100 SF	20	6837183
C2030	Restrooms	Fair	Flooring, Ceramic Tile	100 SF	20	6837190
C2030	Throughout building	Fair	Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	7,076 SF	5	6837157
C2050	Restrooms	Fair	Ceiling Finishes, any flat surface, Prep & Paint	100 SF	5	6837163
Plumbing						
D2010	Kitchen	Fair	Sink/Lavatory, Commercial Kitchen, 3-Bowl	1	15	6837170
D2010	Kitchen	Fair	Sink/Lavatory, Commercial Kitchen, 1-Bowl	7	15	6837160
D2010	Restrooms	Fair	Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China	3	15	6837186
D2010	Throughout Building	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	3,700 SF	10	6877153
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	3	15	6837188
D2010	Utility Closet	Fair	Water Heater, Electric, Commercial (36 kW)	1	5	6877150
D2030	Roof	Fair	Supplemental Components, Drains, Roof	8	10	6877155
HVAC						
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump	1	2	6877151
D3030	Roof	Good	Heat Pump, Packaged & Wall-Mounted, 2.5 to 3 TON	2	16	6877160
D3050	Roof	Good	Make-Up Air Unit, MUA or MAU	1	15	6877152
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	2	5	6877154
D3050	Throughout Building	Fair	HVAC System, Ductwork, Low Density	3,700 SF	15	6877163
D3060	Roof	Fair	Exhaust Fan, Centrifugal, 36"Damper	1	15	6877157

Component Condition Report | 002 - Fullerton Union High School / Home Economics 90-93

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Fire Protection						
D4010	Kitchen	Fair	Fire Suppression System, Commercial Kitchen, per LF of Hood	45 LF	10	6837180
Electrical						
D5020	Throughout building	Fair	Distribution Panel, 120/208 V	2	15	6837175
D5020	Electrical Room	Fair	Switchgear, 277/480 V	2	20	6877158
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	3,700 SF	20	6877148
D5040	Throughout building	Fair	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	7,176 SF	10	6837173
Equipment & Furnis	shings					
E1030	Kitchen	Fair	Foodservice Equipment, Mixer, Tabletop	3	10	6837189
E1030	Kitchen	Fair	Foodservice Equipment, Steamer, Freestanding	2	5	6837182
E1030	Kitchen	Fair	Foodservice Equipment, Icemaker, Freestanding	1	7	6837171
E1030	Kitchen	Fair	Foodservice Equipment, Freezer, 1-Door Reach-In	4	5	6837185
E1030	Kitchen	Fair	Foodservice Equipment, Griddle	2	7	6837156
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	7	6837181
E1030	Kitchen	Fair	Foodservice Equipment, Garbage Disposal, 1 to 3 HP	1	7	6837155
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 3 to 6 LF	1	7	6837162
E1030	Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	5	6837178
E1030	Kitchen	Fair	Foodservice Equipment, Dishwasher Commercial	1	5	6837154
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	7	6837165
E1030	Kitchen	Fair	Foodservice Equipment, Range/Oven, 6-Burner	6	7	6837168
E1030	Kitchen	Fair	Foodservice Equipment, Refrigerator, 2-Door Reach-In	1	7	6837184
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer	1	7	6837177
E1030	Kitchen	Fair	Foodservice Equipment, Refrigerator, 3-Door Reach-In	1	7	6837187
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	7	6837166
E1030	Kitchen	Fair	Foodservice Equipment, Conveyor Toaster	3	10	6837169
E1030	Kitchen	Fair	Foodservice Equipment, Slicer	1	5	6837167
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Refrigerator	1	10	6837164
E1030	Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	7	6837179
E1060	Laundry room	Fair	Residential Appliances, Clothes Dryer	1	7	6837159
E1060	Kitchen	Fair	Residential Appliances, Refrigerator, 14 to 18 CF	1	7	6837158
E1060	Laundry room	Fair	Residential Appliances, Washer	1	7	6837172
Sitework						
G4050	Building Exterior	Fair	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	6	10	6877159

Component Condition Report | 002 - Fullerton Union High School / Library

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Brick Veneer	4,000 SF	30	6877265

Component Condition Report | 002 - Fullerton Union High School / Library

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
B2010	Building Exterior	Fair	Exterior Walls, Concrete Block (CMU)	5,000 SF	30	6877262
B2020	Building Exterior	Good	Glazing, any type, by SF	8,000 SF	20	6877257
B2050	Building Exterior	Fair	Exterior Door, Aluminum-Framed & Glazed, Standard Swing	8	10	6877261
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	20	6877260
Roofing						,
B3010	Roof	Fair	Roofing, Single-Ply Membrane, TPO/PVC	5,100 SF	5	6877251
B3010	Roof	Good	Roofing, Clay/Concrete Tile	2,500 SF	45	6877253
Interiors						
C1030	Entrance	Fair	Interior Door, Aluminum-Framed & Glazed, Standard Swing	3	20	6837354
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	8	20	6837356
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	14,700 SF	12	6837351
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	50 SF	20	6837360
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	22,050 SF	8	6837359
C2030	Restrooms	Fair	Flooring, Ceramic Tile	50 SF	20	6837361
C2030	Throughout building	Fair	Flooring, Carpet, Commercial Standard	9,200 SF	5	6837349
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	1,000 SF	5	6837348
C2030	Throughout building	Good	Flooring, Laminate Faux Wood	4,500 SF	13	6837357
Plumbing						
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	2	10	6837353
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	7,600 SF	20	6877255
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	2	10	6837355
D2010	Library	Good	Drinking Fountain, Wall-Mounted, Single-Level	1	10	6837362
D2010	Library	Fair	Sink/Lavatory, Vanity Top, Enameled Steel	1	15	6837358
D2030	Mechanical room	Good	Pump, Sump	2	12	6877263
HVAC						
D3020	Mechanical Room	Fair	Boiler Supplemental Components, Expansion Tank	1	10	6877249
D3020	Roof	Good	Boiler, Gas, HVAC	1	25	6877256
D3030	Roof	Good	Chiller, Air-Cooled	1	24	6877266
D3050	Mechanical room	Fair	Pump, Distribution, HVAC Heating Water	1	5	6877250
D3050	Mechanical room	Fair	Supplemental Components, Air Separator, HVAC	1	5	6877258
D3050	Mechanical room	Good	Air Handler, Interior AHU, Easy/Moderate Access	1	20	6877252
D3050	Throughout building	Fair	HVAC System, Hydronic Piping, 4-Pipe	7,600 SF	20	6877259
D3050	Throughout building	Fair	HVAC System, Ductwork, Low Density	7,600 SF	15	6877254
Electrical						
D5020	Electrical room	Fair	Switchboard, 120/208 V	2	20	6877264
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	14,700 SF	15	6837350
Equipment & Furnis	shings					
E2010	Throughout building	Fair	Casework, Cabinetry Economy	20 LF	10	6837352

Component Condition Report | 002 - Fullerton Union High School / Library

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	6	17	6877248
Component Cond	lition Report 002 - Fullerton L	Jnion High School / Mat	h and Science 20-26			
UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	15,000 SF	8	6877653
B2020	Building Exterior	Good	Glazing, any type, by SF	6,000 SF	25	6877648
B2050	Building Exterior	Fair	Exterior Door, Wood, Solid-Core	14	10	6877639
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	20	6877649
Roofing						
B3010	Roof	Good	Roofing, Clay/Concrete Tile	16,000 SF	35	6877651
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	120 LF	5	6877637
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	9	20	6838627
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	9,900 SF	12	6838637
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	100 SF	20	6838630
C2010	Throughout building	Fair	Wall Finishes, any surface, Prep & Paint	14,750 SF	5	6838628
C2030	Restrooms	Fair	Flooring, Ceramic Tile	75 SF	20	6838631
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	8,000 SF	3	6838633
C2030	Throughout building	Fair	Flooring, Carpet, Commercial Standard	1,825 SF	3	6838626
Conveying						
D1010	Elevator	Fair	Elevator Controls, Automatic, 1 Car	1	10	6838640
D1010	Elevator	Fair	Passenger Elevator, Hydraulic, 2 Floors, Renovate	1	15	6838625
Plumbing						
D2010	Throughout building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	2	7	6838629
D2010		Good	Drinking Fountain, Wall-Mounted, Bi-Level	1	10	6877638
D2010	Throughout building	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6838632
D2010	Throughout building	Fair	Sink/Lavatory, Vanity Top, Enameled Steel	21	15	6838638
D2010		Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	15,000 SF	25	6877652
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	3	15	6838641
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	3	15	6838635
D2010		Fair	Backflow Preventer, Domestic Water	1	15	6877650
D2030		Good	Pump, Sump	2	12	6877641
HVAC						
D3030	Building exterior	Excellent	Split System, Condensing Unit/Heat Pump	6	15	6877642
D3030	-	Excellent	Split System, Fan Coil Unit, DX	6	15	6877647
D3030	Elevator	Fair	Air Conditioner, Window/Thru-Wall	1	3	6838639

Component Condition Report | 002 - Fullerton Union High School / Math and Science 20-26

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D3050		Good	HVAC System, Ductwork, Low Density	15,000 SF	20	6877646
Electrical						
D5020		Good	Distribution Panel, 120/208 V	1	27	6877643
D5020	22	Fair	Switchboard, 120/208 V	1	20	6838634
D5030		Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	15,000 SF	25	6877644
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	9,900 SF	15	6838642
Fire Alarm & Electronic	Systems					
D7030		Fair	Security/Surveillance System, Full System Upgrade, Average Density	15,000 SF	5	6877640
Equipment & Furnishir	ngs					
E2010	Throughout building	Fair	Casework, Cabinetry Economy	15 LF	5	6838636
E2010	Throughout building	Fair	Casework, Cabinetry Economy	140 LF	12	6838624
Sitework						
G4050		Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	15	17	6877645

Component Condition Report | 002 - Fullerton Union High School / New Locker Rooms

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	4,750 SF	8	6830127
B2050	Building Exterior	Good	Exterior Door, Steel, Standard	4	38	6830143
Roofing						
B3010	Roof	Good	Roofing, Metal	4,750 SF	38	6830144
Interiors						
C1030	Throughout building	Good	Interior Door, Steel, Standard	4	38	6830135
C1090	Restrooms	Good	Toilet Partitions, Plastic/Laminate	4	18	6830134
C1090	Throughout building	Good	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H	160	18	6830138
C2010	Restrooms	Good	Wall Finishes, Ceramic Tile	300 SF	38	6830128
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	4,450 SF	8	6830132
C2030	Office	Good	Flooring, Carpet, Commercial Standard	100 SF	8	6830125
C2030	Restrooms	Good	Flooring, Ceramic Tile	200 SF	38	6830126
C2030	Throughout building	Good	Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	3,604 SF	8	6830131
C2050	Throughout building	Good	Ceiling Finishes, any flat surface, Prep & Paint	3,904 SF	8	6830136
Plumbing						
D2010	Restrooms	Good	Urinal, Standard	4	28	6830145
D2010	Restrooms	Good	Shower, Ceramic Tile	4	28	6830124
D2010	Throughout building	Good	Water Heater, Electric, Residential	2	13	6830137
D2010	Throughout building	Good	Plumbing System, Supply & Sanitary, High Density (excludes fixtures)	3,904 SF	38	6830148
D2010	Restrooms	Good	Sink/Lavatory, Wall-Hung, Vitreous China	4	28	6830140

Component Condition Report | 002 - Fullerton Union High School / New Locker Rooms

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted	4	18	6830133
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 10" Damper	2	18	6830139
Electrical						
D5020	Site	Good	Secondary Transformer, Dry, Stepdown	1	28	6830141
D5030	Throughout building	Good	Electrical System, Wiring & Switches, Average or Low Density/Complexity	3,904 SF	38	6830142
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	3,904 SF	18	6830129
Sitework						
G2060	Throughout building	Good	Park Bench, Wood/Composite/Fiberglass	10	18	6830130

Component Condition Report | 002 - Fullerton Union High School / Office

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Brick	4,000 SF	25	6876969
B2020	Building Exterior	Fair	Glazing, any type, by SF	1,000 SF	15	6876971
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	25	6876972
B2050	Building Exterior	Fair	Exterior Door, Aluminum-Framed & Glazed, Standard Swing	6	10	6876970
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	4,000 SF	5	6876979
B3010	Roof	Good	Roofing, Clay/Concrete Tile	3,000 SF	45	6876981
B3060	Roof	Fair	Roof Hatch, Metal	1	10	6876983
Interiors						
C1030	Office	Fair	Interior Door, Aluminum-Framed & Glazed, Standard Swing	1	15	6836905
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	13	20	6836915
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	5,510 SF	10	6836908
C2010	Office	Fair	Wall Finishes, any surface, Prep & Paint	8,640 SF	5	6836903
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	450 SF	20	6836904
C2030	Break room	Good	Flooring, Laminate Faux Wood	500 SF	12	6836911
C2030	Office	Fair	Flooring, Carpet, Commercial Standard	5,210 SF	5	6836907
C2030	Restrooms	Fair	Flooring, Ceramic Tile	350 SF	20	6836916
C2050	Throughout building	Fair	Ceiling Finishes, any flat surface, Prep & Paint	550 SF	5	6836910
Plumbing						
D2010	Break room	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	1	15	6836918
D2010	Throughout building	Fair	Urinal, Standard	1	15	6836902
D2010	Throughout building	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	6,060 SF	20	6876976
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	4	15	6836912
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Wall-Hung	1	15	6876980
D2010	Utility closet	Good	Water Heater, Electric, Residential	1	10	6876982
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	3	15	6836900

Component Condition Report | 002 - Fullerton Union High School / Office

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D2010	Corridor	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	1	5	6876978
D2010	Office	Fair	Drinking Fountain, Wall-Mounted, Single-Level	1	3	6836901
HVAC						
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	1	7	6876984
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted	4	7	6876974
D3050	Throughout building	Fair	HVAC System, Ductwork, Low Density	6,060 SF	17	6876975
Electrical						
D5020	Restrooms	Poor	Distribution Panel, 120/240 V	1	0	6876973
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	6,060 SF	20	6876985
D5040	Office	Fair	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	4,000 SF	10	6836909
Fire Alarm & Electronic	: Systems					
D7030	Throughout building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	6,060 SF	5	6876968
D7050	Server room	Good	Fire Alarm Panel, Fully Addressable	1	10	6836913
D7050	Throughout Building	Fair	Fire Alarm Panel, Fully Addressable	1	5	6876967
Equipment & Furnishin	gs					
E1060	Break room	Fair	Residential Appliances, Dishwasher	1	5	6836906
E1060	Break room	Fair	Residential Appliances, Refrigerator, 14 to 18 CF	1	7	6836917
E2010	Break room	Fair	Casework, Cabinetry Economy	10 LF	5	6836914
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	8	12	6876977

Component Condition Report | 002 - Fullerton Union High School / Social Science 150-157

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Good	Exterior Walls, any painted surface, Prep & Paint	1,000 SF	7	6878103
B2050	Building Exterior	Fair	Overhead/Dock Door, Aluminum, 12'x12' (144 SF)	1	5	6878105
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	15	6878101
Roofing						
B3010	Roof	Fair	Roofing, Single-Ply Membrane, EPDM	7,700 SF	5	6878109
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	7	20	6836956
C1070	Throughout building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	9,360 SF	12	6836955
C1090	Restrooms	Fair	Toilet Partitions, Plastic/Laminate	3	10	6836962
C2010	Throughout building	Good	Wall Finishes, any surface, Prep & Paint	13,740 SF	8	6836965
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	300 SF	20	6836961
C2030	Restrooms	Fair	Flooring, Ceramic Tile	200 SF	20	6836960
C2030	Throughout building	Fair	Flooring, Vinyl Tile (VCT)	9,160 SF	5	6836963

Component Condition Report | 002 - Fullerton Union High School / Social Science 150-157

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	3	15	6836968
D2010	Restrooms	Fair	Urinal, Standard	1	15	6836964
D2010	Cabinetry	Fair	Sink/Lavatory, Vanity Top, Stainless Steel	1	15	6836959
D2010	Corridor	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	1	2	6878099
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	3	15	6836957
D2010	Throughout building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	2	7	6836966
HVAC						
D3050	Throughout building	Fair	HVAC System, Ductwork, Medium Density	9,360 SF	5	6878107
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted	8	15	6878104
Electrical						
D5020	Electrical room	Fair	Distribution Panel, 120/208 V	4	19	6878110
D5020	Electrical room	Good	Switchboard, 120/208 V	1	29	6878102
D5030	Throughout building	Good	Electrical System, Wiring & Switches, Average or Low Density/Complexity	9,360 SF	29	6878111
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	9,360 SF	15	6836967
Fire Alarm & Electronic	: Systems					
D7030	Throughout building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	9,360 SF	2	6878108
D7050	Throughout building	Fair	Fire Alarm Panel, Fully Addressable	1	2	6878106
Equipment & Furnishir	ngs					
E2010	Cabinetry	Fair	Casework, Cabinetry Economy	15 LF	10	6836958
Sitework						
G4050	Building exterior	Good	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	6	17	6878100

Component Condition Report | 002 - Fullerton Union High School / Students Restroom

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Brick	12,000 SF	25	6878093
B2010	Building Exterior	Fair	Exterior Walls, Stucco	12,000 SF	30	6878098
B2050	Building Exterior	Fair	Exterior Door, Steel, Standard	4	15	6878087
Roofing						
B3010	Roof	Fair	Roofing, Clay/Concrete Tile	4,000 SF	25	6878092
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	80 LF	2	6878096
Interiors						
C1030	Throughout building	Fair	Interior Door, Wood, Solid-Core	2	20	6837365
C1090	Throughout building	Fair	Toilet Partitions, Plastic/Laminate	24	10	6837367
C2010	Throughout building	Fair	Wall Finishes, Ceramic Tile	3,865 SF	20	6837368
C2030	Throughout building	Fair	Flooring, Ceramic Tile	2,577 SF	20	6837372
C2050	Throughout building	Fair	Ceiling Finishes, any flat surface, Prep & Paint	2,577 SF	5	6837371
Plumbing						

Component Condition Report | 002 - Fullerton Union High School / Students Restroom

UF L3 Code	Location	Condition	Asset/Component/Repair	Quantity	RUL	ID
D2010	Utility closet	Fair	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	2,000 SF	15	6878091
D2010	Throughout building	Fair	Sink/Lavatory, Wall-Hung, Vitreous China	24	15	6837373
D2010	Throughout building	Fair	Toilet, Commercial Water Closet	24	15	6837369
D2010	Throughout building	Fair	Urinal, Standard	15	15	6837366
D2010	Utility closet	Fair	Water Heater, Electric, Residential	1	3	6878097
D2010	Utility closet	Fair	Sink/Lavatory, Service Sink, Floor	1	10	6878089
Electrical						
D5020	Restrooms	Fair	Distribution Panel, 120/240 V, Residential Style	1	5	6878088
D5030	Throughout building	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	2,000 SF	15	6878094
D5040	Throughout building	Good	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	2,577 SF	15	6837370
Fire Alarm & Electr	onic Systems					
D7050	Throughout building	Fair	Fire Alarm System, Full System Upgrade, Simple Addressable, Upgrade/Install	2,000 SF	2	6878095
Sitework						
G4050	Building exterior	Fair	Exterior Fixture w/ Lamp, any type, w/ LED Replacement	6	2	6878090

Appendix F: Replacement Reserves



10/30/2023

Location	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	Total Escalated Estimate
002 - Fullerton Union High School	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
002 - Fullerton Union High School / Auditorium	\$52,519	\$4,839	\$494,523	\$92,355	\$0	\$334,914	\$0	\$16,162	\$37,195	\$0	\$237,981	\$0	\$17,061	\$171,175	\$26,145	\$520,509	\$0	\$12,087	\$265,213	\$65,436	\$272,760	\$2,620,875
002 - Fullerton Union High School / Auto Body 166-168	\$0	\$0	\$188,076	\$1,453	\$0	\$99,341	\$0	\$0	\$20,212	\$0	\$99,022	\$0	\$33,175	\$34,495	\$0	\$169,861	\$0	\$0	\$47,157	\$0	\$225,412	\$918,205
002 - Fullerton Union High School / Business 50-58	\$3,324	\$0	\$4,302	\$36,595	\$0	\$99,740	\$0	\$0	\$85,969	\$0	\$59,265	\$0	\$50,457	\$49,180	\$0	\$216,106	\$0	\$14,285	\$63,662	\$0	\$10,106	\$692,991
002 - Fullerton Union High School / Cafeteria	\$3,324	\$0	\$16,104	\$8,596	\$0	\$164,991	\$0	\$0	\$0	\$2,313	\$531,261	\$0	\$58,147	\$0	\$0	\$281,824	\$0	\$16,482	\$57,819	\$1,554	\$246,144	\$1,388,560
002 - Fullerton Union High School / Classrooms 206-242	\$0	\$0	\$199,831	\$86,962	\$0	\$223,165	\$0	\$17,170	\$176,669	\$0	\$422,223	\$0	\$162,729	\$87,743	\$0	\$346,558	\$0	\$0	\$271,193	\$0	\$484,884	\$2,479,126
002 - Fullerton Union High School / Classrooms 60-76	\$92,740	\$0	\$10,579	\$183,264	\$0	\$1,319,927	\$0	\$102,203	\$0	\$0	\$231,251	\$0	\$89,477	\$237,749	\$0	\$521,114	\$0	\$131,858	\$9,903	\$0	\$45,627	\$2,975,690
002 - Fullerton Union High School / Custodial Office	\$0	\$0	\$0	\$0	\$0	\$20,680	\$0	\$3,747	\$0	\$0	\$13,402	\$0	\$0	\$0	\$0	\$74,055	\$0	\$0	\$0	\$0	\$84,449	\$196,334
002 - Fullerton Union High School / Digital Arts 140-147	\$0	\$0	\$116,372	\$0	\$0	\$297,292	\$0	\$3,270	\$54,740	\$0	\$121,358	\$0	\$111,467	\$0	\$0	\$217,764	\$0	\$0	\$73,566	\$0	\$164,096	\$1,159,925
002 - Fullerton Union High School / English 30-47	\$0	\$571	\$0	\$75,369	\$0	\$309,713	\$0	\$20,441	\$85,783	\$0	\$74,602	\$0	\$90,926	\$101,289	\$0	\$487,836	\$889	\$13,186	\$115,286	\$0	\$132,002	\$1,507,892
002 - Fullerton Union High School / Fine Art/Little Theatre	\$0	\$0	\$292,469	\$0	\$0	\$99,788	\$860	\$4,906	\$253,604	\$0	\$171,547	\$0	\$0	\$0	\$0	\$240,682	\$0	\$5,494	\$485,181	\$0	\$600,230	\$2,154,761
002 - Fullerton Union High School / Gym	\$5,540	\$0	\$0	\$0	\$0	\$0	\$3,043	\$0	\$230,295	\$0	\$0	\$184,048	\$0	\$43,038	\$0	\$17,608	\$0	\$698,113	\$1,218,447	\$0	\$15,949	\$2,416,080
002 - Fullerton Union High School / Home Economics 90-93	\$0	\$0	\$24,920	\$0	\$0	\$232,464	\$0	\$131,773	\$14,797	\$0	\$221,191	\$0	\$0	\$0	\$0	\$415,582	\$15,647	\$38,825	\$19,885	\$0	\$623,465	\$1,738,549
002 - Fullerton Union High School / Library	\$0	\$0	\$0	\$0	\$0	\$215,509	\$0	\$0	\$46,423	\$0	\$34,070	\$0	\$94,769	\$51,255	\$0	\$261,437	\$0	\$6,593	\$62,389	\$0	\$1,409,985	\$2,182,431
002 - Fullerton Union High School / Locker Rooms	\$39,556	\$0	\$493,348	\$651,530	\$0	\$1,444,696	\$0	\$21,531	\$105,269	\$0	\$594,671	\$0	\$19,747	\$9,763	\$0	\$217,142	\$0	\$56,772	\$141,472	\$50,904	\$149,387	\$3,995,787
002 - Fullerton Union High School / Math and Science 10-19	\$33,240	\$0	\$0	\$74,536	\$0	\$438,327	\$0	\$0	\$94,215	\$0	\$1,608	\$0	\$75,472	\$60,102	\$0	\$248,059	\$0	\$17,581	\$220,225	\$0	\$103,260	\$1,366,627
002 - Fullerton Union High School / Math and Science 20-26	\$0	\$0	\$0	\$67,665	\$0	\$71,712	\$0	\$3,270	\$63,161	\$0	\$24,272	\$0	\$106,933	\$25,851	\$0	\$398,543	\$0	\$16,482	\$160,335	\$0	\$233,837	\$1,172,062
002 - Fullerton Union High School / New Locker Rooms	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$86,908	\$0	\$0	\$0	\$0	\$2,929	\$0	\$0	\$0	\$0	\$378,932	\$0	\$0	\$468,770
002 - Fullerton Union High School / Office	\$6,094	\$0	\$0	\$1,453	\$0	\$164,676	\$0	\$56,688	\$0	\$0	\$92,374	\$0	\$13,112	\$0	\$0	\$213,250	\$0	\$22,196	\$2,264	\$0	\$195,254	\$767,361
002 - Fullerton Union High School / Site	\$87,310	\$8,559	\$2,691,605	\$305,107	\$0	\$1,531,095	\$0	\$2,452,588	\$2,684	\$0	\$143,099	\$0	\$152,793	\$0	\$7,039	\$1,225,104	\$13,335	\$3,497,412	\$3,608	\$98,699	\$407,438	\$12,627,475
002 - Fullerton Union High School / Social Science 150-157	\$0	\$0	\$41,400	\$0	\$0	\$221,367	\$0	\$7,359	\$28,928	\$0	\$7,259	\$0	\$51,752	\$0	\$0	\$247,230	\$0	\$76,587	\$38,877	\$15,543	\$119,470	\$855,772
002 - Fullerton Union High School / Students Restroom	\$0	\$0	\$9,780	\$787	\$0	\$8,033	\$0	\$0	\$0	\$0	\$27,994	\$0	\$0	\$0	\$0	\$203,437	\$0	\$0	\$1,226	\$0	\$234,849	\$486,107
Grand Total	\$323,647	\$13,969	\$4,583,311	\$1,585,672	\$0	\$7,297,432	\$3,903	\$2,841,107	\$1,386,853	\$2,313	\$3,108,449	\$184,048	\$1,128,016	\$874,569	\$33,184	\$6,523,701	\$29,871	\$4,623,952	\$3,636,640	\$232,136	\$5,758,606	\$44,171,378

002 - Fullerton Union High School

002 - Fullerton	Union High	School / Auditorium	

Uniformat Co	odeLocation Description	ı ID	Cost Description	Lifespan (EUL)I	EAge I	RUL	Quantity	Unit	Unit Cost	* Subto	tal 2023	2024	2025 2026	2027 2028	2029 203	0 2031	2032	2033 20	34 2035 2	2036 203	37 2038	2039 20	40 2041	1 2042	2043Deficier	ncy Repair Estimat
B1010	Basement	7020487	7 Structural Flooring/Decking, Concrete, Repair	0	0	0	500	SF	\$33.2	\$16,	620 \$16,620															\$16,620
B1010	Clock Tower	7020486	6 Structural Flooring/Decking, Wood, Repair	0	0	0	500	SF	\$38.7	'8 \$19,	390 \$19,390															\$19,39
B2010	Building exterior	6877039	9 Exterior Walls, any painted surface, Prep & Paint	10	5	5	22000	SF	\$3.3	\$73,	128			\$73,128							\$73,128					\$146,25
B2050	Roof	6836920	0 Exterior Door, Wood, Solid-Core, Replace	25	24	1	1	EA	\$775.6	50 \$	776	\$776														\$77
B2050	Building Exterior	6877018	8 Exterior Door, Wood, Solid-Core Decorative High-End, Replace	25	15	10	2	EA	\$1,662.0	00 \$3,	324						\$	3,324								\$3,32
B2050	Building Exterior	6877033	3 Exterior Door, Aluminum-Framed & Glazed, Standard Swing, Replace	30	15	15	3	EA	\$1,440.4	0 \$4,	321										\$4,321					\$4,32
32050	Auditorium	6836939	9 Overhead/Dock Door, Aluminum, 20'x14' (280 SF), Replace	30	15	15	1	EA	\$8,310.0	00 \$8,	310										\$8,310					\$8,31
B3010	Roof	6877041	1 Roofing, Asphalt Shingle, 20-Year Standard, Replace	20	17	3	3600	SF	\$4.2	1 \$15,	157		\$15,157													\$15,15
B3020	Roof	6877048	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	90	LF	\$9.9	7 \$	897			\$897												\$89
B3060	Roof	6877046	Roof Hatch, Metal, Replace	30	15	15	1	EA	\$1,440.4	0 \$1,	440										\$1,440					\$1,44
C1030	Throughout building	6836935	Interior Door, Wood, Solid-Core, Replace	40	20	20	48	EA	\$775.6	60 \$37,	229														\$37,229	\$37,22
C1030	Throughout building	6836942	Interior Door, Steel, Standard, Replace	40	20	20	7	EA	\$664.8	80 \$4,	654														\$4,654	\$4,65
C1090	Restrooms	6836921	1 Toilet Partitions, Plastic/Laminate, Replace	20	10	10	12	EA	\$831.0	0 \$9,	972						\$	9,972								\$9,97
C2010	Restrooms	6836937	7 Wall Finishes, Ceramic Tile, Replace	40	20	20	900	SF	\$19.9	94 \$17,	950														\$17,950	\$17,95
C2010	Throughout building	6836944	4 Wall Finishes, Wallpaper, Replace	15	8	7	3300	SF	\$2.4	4 \$8,	044				\$8,04	4										\$8,04
C2010	Throughout building	6836923	Wall Finishes, any surface, Prep & Paint	10	5	5	28740	SF	\$1.6	6 \$47,	766			\$47,766							\$47,766					\$95,53
C2030	Throughout building	6836928	8 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	9500	SF	\$9.9	7 \$94,	734			\$94,734							\$94,734					\$189,46
C2030	Restrooms	6836930	0 Flooring, Ceramic Tile, Replace	40	20	20	1100	SF	\$19.9	94 \$21,	938														\$21,938	\$21,93
C2030	Auditorium	6836933	Flooring, Wood, Strip, Replace	30	20	10	3000	SF	\$16.6	32 \$49,	860						\$4	9,860								\$49,86
C2030	Throughout building	6836926	6 Flooring, Vinyl Tile (VCT), Replace	15	10	5	4000	SF	\$5.5	i4 \$22,	160			\$22,160											\$22,160	\$44,32
C2030	Throughout building	6836929	9 Flooring, Carpet, Commercial Tile, Replace	10	7	3	4400	SF	\$7.2	20 \$31,	689		\$31,689						\$31,	689						\$63,37
C2050	Throughout building	6836945	5 Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	21960	SF	\$2.2	2 \$48,	663			\$48,663							\$48,663					\$97,32
D1010	Addition	6877054	4 Elevator Cab Finishes, Standard, Replace	15	1	14	1	EA	\$9,972.0	0 \$9,	972									\$9,97	72					\$9,97
D1010	Mechanical room	6877049	9 Elevator Controls, Automatic, 1 Car, Replace	20	1	19	1	EA	\$5,540.0	00 \$5,	540													\$5,540		\$5,54
D1010	Auditorium	6836927	7 Vertical Lift, Wheelchair, 5' Rise, Renovate	25	5	20	2	EA	\$18,836.0	0 \$37,	672														\$37,672	\$37,67
02010	Mechanical Mezzanin	ne 6877024	4 Water Heater, Electric, Residential, Replace	15	15	0	2	EA	\$997.2	20 \$1,	,994 \$1,994										\$1,994					\$3,98
D2010	Building Exterior	6877044	4 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	15	0	1	EA	\$1,329 6	0 \$1.	330 \$1,330										\$1,330		+			\$2,65

10/30/2023

	ocation Description		Lifespan (EUL	L)EAge	RUL	Quantity	Jnit	Unit Cost * Su		2024	2025	2026	2027	2028	2029 2	030 20	31 20	32 2033	2034 203	5 2036 2	037 203	8 2039	2040		2043Defic	ciency Repair Estimate
D2010 T	hroughout building	6836931 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	12	3	3	EA	\$1,329.60	\$3,989			\$3,989												\$3,989		\$7,978
D2010 A	Auditorium	6836932 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	30	5	1	EA	\$1,551.20	\$1,551					\$1,551												\$1,551
D2010 R	Restrooms	6836934 Shower, Fiberglass, Replace	20	10	10	1	EA	\$1,772.80	\$1,773									\$1,773								\$1,773
D2010 T	hroughout building	6836924 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	5	10	2	EA	\$1,329.60	\$2,659									\$2,659								\$2,659
D2010 R	Restrooms	6836941 Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China, Replace	30	15	15	15	EA	\$1,218.80	318,282												\$18,282					\$18,282
D2010 R	Restrooms	6836922 Urinal, Standard, Replace	30	15	15	5	EA	\$1,218.80	\$6,094												\$6,094					\$6,094
D2010 R	Restrooms	6836936 Toilet, Commercial Water Closet, Replace	30	15	15	15	EA	\$1,440.40	621,606												\$21,606					\$21,606
D2010 T	hroughout building	6836938 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	2	EA	\$1,329.60	\$2,659												\$2,659	,				\$2,659
D3020 N	Mechanical room	6877052 Unit Heater, Hydronic, 13 to 36 MBH, Replace	20	20	0	5	EA	\$1,883.60	\$9,418 \$9,418																\$9,418	\$18,836
D3020 B	Building exterior	6877032 Boiler Supplemental Components, Expansion Tank, Replace	40	39	1	1	EA	\$3,922.32	\$3,922	\$3,922																\$3,922
D3030 R	Roof	6877036 Split System, Condensing Unit/Heat Pump, Replace	15	15	0	1	EA	\$3,767.20	\$3,767 \$3,767												\$3,767					\$7,534
D3030 O	Organ chamber	6836925 Split System, Fan Coil Unit, DX, Replace	15	8	7	1	EA	\$5,096.80	\$5,097						\$5,0	097										\$5,097
D3050 N	Mechanical Mezzanine	e 6877055 Pump, Distribution, HVAC Chilled or Condenser Water, Replace	25	22	3	2	EA	\$8,420.80	616,842		\$	16,842														\$16,842
D3050 N	Mechanical Mezzanine	e 6877021 Pump, Distribution, HVAC Heating Water, Replace	25	22	3	2	EA	\$6,758.80	313,518		\$	13,518														\$13,518
D3050 T	hroughout building	6877047 HVAC System, Hydronic Piping, 2-Pipe, Replace	40	22	18	17000	SF	\$5.54	94,180															\$94,180		\$94,180
D3060 C	Control center	6836943 Exhaust Fan, Centrifugal, 24" Damper, Replace	25	22	3	1	EA	\$3,324.00	\$3,324			\$3,324														\$3,324
D4010 S	Site	6877026 Backflow Preventer, Fire Suppression, Replace	30	16	14	1	EA	\$7,312.80	\$7,313											\$7,3	313					\$7,313
D5010 B	Building exterior	6877034 Generator, Gas or Gasoline, Replace	25	6	19	1	EA	\$26,592.00	326,592															\$26,592		\$26,592
D5010 E	Electrical room	6877060 Uninterruptible Power Supply, UPS, Replace	15	2	13	1	EA	\$22,160.00	522,160											\$22,160						\$22,160
D5020 E	Electrical room	6877025 Secondary Transformer, Dry, Stepdown, Replace	30	17	13	1	EA	\$8,420.80	\$8,421											\$8,421						\$8,421
D5020 E	Electrical room	6877058 Switchboard, 277/480 V, Replace	40	22	18	1	EA	\$57,616.00	557,616															\$57,616		\$57,616
D5020 E	Electrical room	6877056 Motor Control Center, w/ Main Breaker, Replace	30	22	8	1	EA	\$16,620.00	616,620							\$16,62	20									\$16,620
D5020 E	Electrical room	6877020 Distribution Panel, 120/208 V, Replace	30	22	8	1	EA	\$12,742.00	512,742							\$12,74	42									\$12,742
D5040 U	Jtility closet	6877035 Lighting Controls, Dimming Panel, Digital Time Control Clock & Photosensor, Replace	e 20	1	19	1	EA	\$5,185.44	\$5,185															\$5,185		\$5,185
D5040 T	hroughout building	6836946 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	10	10	21960	SF	\$4.99 \$	09,493									\$109,493								\$109,493
D7030 T	hroughout building	6877037 Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	2	13	17000	SF	\$2.22	637,672											\$37,672						\$37,672
D7050 S	Stage	6877053 Fire Alarm Panel, Fully Addressable, Replace	15	2	13	1	EA	\$16,620.00	316,620											\$16,620						\$16,620
E2010 A	Auditorium	6836940 Fixed Seating, Auditorium/Theater, Metal Cushioned Standard, Replace	20	18	2	1202	EA	\$387.80 \$4	166,136	\$4	466,136															\$466,136
G4050 B	Building exterior	6877057 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	8	12	18	EA	\$664.80	\$11,966										\$11,96	3						\$11,966
G4050 B	Building exterior	6877043 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	8	EA	\$664.80	\$5,318														\$5,318			\$5,318
G4050 B	Building Exterior	6877022 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	3	EA	\$664.80	\$1,994														\$1,994			\$1,994
Totals, Unescalat	ted								\$52.519	\$4,698 \$4	466.136 \$	84.518	\$0 \$2	288,900	\$0 \$13.	141 \$29,36	62 \$	0 \$177,081	\$0 \$11.96	\$116,562 \$17,2	85 \$334.095	\$0	\$7,313	\$155,785 \$37,317	\$151.020	\$1,947,698
· ·		npounded annually)								\$4,839 \$4			1 1	334,914		162 \$37,19		0 \$237,981		\$171,175 \$26,				\$265,213 \$65,436		\$2,620,875

102 -	Fullerton	Union	High	School /	/ Auto	Body	166-168	3

Uniformat Co	odeLocation Description	nID Cost Description	Lifespan (EUL	.)EAge	RUL	Quantity	Unit	Unit Cost '	Subtotal 2023	2024	2025	2026 202	7 2028	2029	2030 2031	2032	2033	2034 2	035 2	036 2037	2038	2039 2	2040 20	041 2042	2 2043Deficiency	Repair Estimate
B2010	Building Exterior	6878130 Exterior Walls, any painted surface, Prep & Paint	10	2	8	4800	SF	\$3.32	\$15,955						\$15,955								\$15,9	955		\$31,910
B2020	Building Exterior	6878127 Glazing, any type, by SF, Replace	30	20	10	800	SF	\$60.94	\$48,752							\$4	48,752									\$48,752
B2050	Building Exterior	6878124 Exterior Door, Steel, Standard, Replace	40	20	20	4	EA	\$664.80	\$2,659																\$2,659	\$2,659
B2050	Building Exterior	6878133 Overhead/Dock Door, Aluminum, 20'x14' (280 SF), Replace	30	20	10	2	EA	\$8,310.00	\$16,620							\$	16,620									\$16,620
B3010	Roof	6878126 Roofing, Metal, Replace	40	20	20	6000	SF	\$14.40	\$86,424																\$86,424	\$86,424
C1030	Throughout building	6837148 Interior Door, Wood, Solid-Core, Replace	40	20	20	8	EA	\$775.60	\$6,205																\$6,205	\$6,205
C1070	Throughout building	6837150 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	6000	SF	\$3.88	\$23,268									\$23,2	268							\$23,268
C2010	Restrooms	6837144 Wall Finishes, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94	\$997																\$997	\$997
C2010	Throughout building	6837142 Wall Finishes, any surface, Prep & Paint	10	5	5	9000	SF	\$1.66	\$14,958				\$14,958							\$	4,958					\$29,916
C2030	Throughout building	6837147 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	6000	SF	\$9.97	\$59,832				\$59,832							\$5	9,832					\$119,664
C2030	Restrooms	6837145 Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94	\$997																\$997	\$997
D2010	Workshop	6837143 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	12	3	1	EA	\$1,329.60	\$1,330			\$1,330											\$1,3	330		\$2,659
D2010	Workshop	6837146 Emergency Plumbing Fixtures, Eye Wash, Replace	20	10	10	1	EA	\$1,662.00	\$1,662							\$	\$1,662									\$1,662
D2010	Restrooms	6837151 Urinal, Standard, Replace	30	15	15	1	EA	\$1,218.80	\$1,219											\$	51,219					\$1,219
D2010	Restrooms	6837152 Toilet, Commercial Water Closet, Replace	30	15	15	1	EA	\$1,440.40	\$1,440											\$	31,440					\$1,440
D2010	Restrooms	6837153 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	1	EA	\$1,662.00	\$1,662											\$	1,662					\$1,662
D2060	Shop	6878129 Air Compressor, Tank-Style, Replace	20	7	13	2	EA	\$11,744.80	\$23,490										\$23,4	90						\$23,490
D3020	Shop	6878132 Unit Heater, Natural Gas, Replace	20	2	18	2	EA	\$5,207.60	\$10,415														\$10,4	115		\$10,415
D3050	Throughout building	6878136 HVAC System, Ductwork, Low Density, Replace	30	20	10	3000	SF	\$2.22	\$6,648							\$	\$6,648									\$6,648
D5020	Utility closet	6878128 Switchboard, 120/208 V, Replace	40	38	2	4	EA	\$44,320.00	\$177,280		\$177,280															\$177,280

10/30/2023

Uniformat Co	deLocation DescriptionI	D	Cost Description	Lifespan (EU	L)EAge	RUL	Quantity	yUnit	Unit Cost	* Subtotal 2023	20	24 202	5 202	6 2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040 204	1 2042	2043Def	iciency Repair Estimate
D5030	Throughout building	6878135	Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	20	20	6000	SF	\$2.7	7 \$16,620																			\$16,620	\$16,620
D5040	Throughout building	6837149	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	5	15	6000	SF	\$4.9	9 \$29,916														\$29	,916					\$29,916
E1010	Shop	6878131	Vehicle Lift, 2-Post, Replace	15	10	5	2	EA	\$5,451.3	6 \$10,903					\$10,903														\$10,903	\$21,805
Totals, Unes	calated										\$0 \$	50 \$177,28	\$1,330	\$0	\$85,693	\$0	\$0	\$15,955	\$0	73,682	\$0 \$	23,268 \$	23,490	\$0 \$109	,027	\$0	\$0 \$27,700	\$0	\$124,805	\$662,229
Totals, Escal	ated (3.0% inflation, com	pounde	ed annually)								\$0 \$	0 \$188,07	\$1,45	\$0	\$99,341	\$0	\$0	\$20,212	\$0	99,022	\$0 \$	33,175 \$	34,495	\$0 \$169	,861	\$0	\$0 \$47,157	7 \$0	\$225,412	\$918,205

Uniformat C	odeLocation Description	onID Cost Description	Lifespan (EUL	.)EAge	RUL	Quantity	/Unit	Unit Cos	t *Subt	otal 2023	2024	4 2025	2026	2027	2028	2029	2030	2031	2032 2033	2034	2035	2036	2037	2038	2039	2040	2041 2	2042 2043Defi	ficiency Repair Estima
B2010	Building Exterior	6878058 Exterior Walls, any painted surface, Prep & Paint	10	2	8	5000	SF	\$3.3	32 \$16,	620							\$	16,620								\$	16,620		\$33,2
B2020	Building Exterior	6878064 Glazing, any type, by SF, Replace	30	25	5	1000	SF	\$60.9	\$60,	940				\$	\$60,940														\$60,9
B2050	Building Exterior	6878060 Exterior Door, Steel, Standard, Replace	40	30	10	10	EA	\$664.8	\$6,	648									\$6,648										\$6,6
B2050	Building exterior	6878068 Exterior Door, Wire Mesh Metal, Gate, Replace	10	8	2	1	EA	\$2,105.2	20 \$2,	105		\$2,105									\$2,105								\$4,2
B3010	Roof	6878070 Roofing, Single-Ply Membrane, EPDM, Replace	20	12	8	2500	SF	\$12.1	19 \$30,	170							\$:	30,470											\$30,4
B3020	Roof	6878062 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	80	LF	\$9.9	97 \$	798					\$798														\$79
B3060	Roof	6878073 Roof Hatch, Metal, Replace	30	20	10	1	EA	\$1,440.4	10 \$1,	140									\$1,440										\$1,44
C1030	Throughout building	6838354 Interior Door, Wood, Solid-Core, Replace	40	20	20	4	EA	\$775.6	\$3,	102																		\$3,102	\$3,10
C1070	Throughout building	6838348 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	7080	SF	\$3.8	38 \$27,	156											27,456								\$27,45
C1090	Site	6878059 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	15	5	8	EA	\$554.0	00 \$4,	132					\$4,432														\$4,43
C2010	Restrooms	6838351 Wall Finishes, Ceramic Tile, Replace	40	20	20	75	SF	\$19.9	94 \$1,	196																		\$1,496	\$1,49
C2010	Throughout building	6838345 Wall Finishes, any surface, Prep & Paint	10	5	5	10620	SF	\$1.6	\$17,	650				\$	\$17,650									\$17,650					\$35,30
C2030	Restrooms	6838349 Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.9	94 \$	997																		\$997	\$99
C2030	Throughout building	6838352 Flooring, Vinyl Sheeting, Replace	15	3	12	500	SF	\$7.7	76 \$3,	378											\$3,878								\$3,8
C2030	Throughout building	6838346 Flooring, Carpet, Commercial Standard, Replace	10	7	3	4030	SF	\$8.3	31 \$33,	189			\$33,489								(\$33,489							\$66,9
C2030	Throughout building	6838353 Flooring, Carpet, Commercial Standard, Replace	10	2	8	2500	SF	\$8.3	31 \$20,	775							\$:	20,775								\$	20,775		\$41,5
D2010	Building exterior	6878071 Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	15	0	2	EA	\$1,662.0	00 \$3,	324 \$3,3	24													\$3,324					\$6,64
D2010	Restrooms	6838344 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	1	EA	\$1,662.0	00 \$1,	662														\$1,662					\$1,6
D2010	Utility closet	6838347 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.2	20 \$1,	551														\$1,551					\$1,5
D2010	Restrooms	6838350 Toilet, Commercial Water Closet, Replace	30	15	15	1	EA	\$1,440.4	\$1,·	140														\$1,440					\$1,44
D3030	Roof	6878065 Split System, Condensing Unit/Heat Pump, Replace	15	0	15	6	EA	\$7,866.8	30 \$47,	201														\$47,201					\$47,20
D3030	Classrooms	6878057 Split System, Fan Coil Unit, DX, Replace	15	0	15	6	EA	\$5,096.8	30 \$30,	581														\$30,581					\$30,5
D3050	Throughout building	6878066 HVAC System, Ductwork, Low Density, Replace	30	20	10	5000	SF	\$2.2	22 \$11,	080									\$11,080										\$11,08
D5020	Utility Closet	6878069 Distribution Panel, 120/208 V, Replace	30	25	5	1	EA	\$2,216.0	00 \$2,	216					\$2,216														\$2,2
D5030	Throughout building	6878072 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	30	10	5000	SF	\$2.7	77 \$13,	350									\$13,850										\$13,85
D5040	Building exterior	6878061 Emergency & Exit Lighting, Exit Sign, LED, Replace	10	8	2	8	EA	\$243.7	76 \$1,	950		\$1,950									\$1,950								\$3,90
D5040	Throughout building	6838343 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	ce 20	5	15	7080	SF	\$4.9	99 \$35,	301														\$35,301					\$35,30
D7050	Throughout building	6878056 Fire Alarm System, Full System Upgrade, Simple Addressable, Upgrade/Install	20	10	10	5000	SF	\$2.2	22 \$11,	080									\$11,080										\$11,08
G4050	Building exterior	6878063 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	13	EA	\$664.8	30 \$8,	642																\$8,642			\$8,64
Totals, Unes	calated									\$3,3	24 \$0	\$4,055	\$33,489	\$0 \$	\$86,036	\$0	\$0 \$	67,865	\$0 \$44,098	\$0	35,390	\$33,489	\$0 \$	138,711	\$0	\$8,642 \$	37,395	\$0 \$5,595	\$498,09
Totale Feca	lated (3.0% inflation c	ompounded annually)								\$3,3	24 \$0	\$4,302	\$36 595	\$0.5	\$99,740	\$0	\$0.5	85,969	\$0 \$59,265	\$0.5	50,457	\$49 180	\$0.\$	216,106	\$0 S	14,285 \$	63.662	\$0 \$10,106	\$692,99

002 - Fullerton Union High School / Cafeteria
Uniformat CodeLocation DescriptionID Cost Description

Uniformat C	odeLocation Description	ID Cost Description	Lifespan (EUL)E	Age F	RUL	Quantity	Unit	Unit Cost * Subtotal 2023	2024	2025	2026	2027 2028	2029	2030 2031	2032	2033	2034	2035 2036	2037	2038	2039	2040	2041	2042 204	43Deficiency Repair Estimate
B2010	Building Exterior	6877965 Exterior Walls, Brick, Replace	50	40	10	3500	SF	\$58.72 \$205,534								\$205,534									\$205,534
B2020	Building Exterior	6877974 Glazing, any type, by SF, Replace	30	15	15	500	SF	\$60.94 \$30,470												\$30,470					\$30,470
B2050	Building Exterior	6877988 Exterior Door, Steel, Standard, Replace	40	30	10	6	EA	\$664.80 \$3,989								\$3,989									\$3,989
B3010	Roof	6877966 Roofing, Asphalt Shingle, 20-Year Standard, Replace	20	15	5	5888	SF	\$4.21 \$24,791				\$24,791													\$24,791
B3010	Roof	6877962 Roofing, Clay/Concrete Tile, Replace	50	30	20	2000	SF	\$18.84 \$37,672																\$37,67	2 \$37,672
B3060	Roof	6877983 Roof Hatch, Metal, Replace	30	25	5	1	EA	\$1,440.40 \$1,440				\$1,440													\$1,440
C1030	Throughout building	6837222 Interior Door, Wood, Solid-Core, Replace	40	20	20	6	EA	\$775.60 \$4,654																\$4,65	\$ 4,654
C1070	Throughout building	6837221 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	5888	SF	\$3.88 \$22,834										\$22,834							\$22,834
C1090	Throughout building	6837229 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	15	5	5	EA	\$554.00 \$2,770				\$2,770													\$2,770
C2010	Restrooms	6837225 Wall Finishes, Ceramic Tile, Replace	40	20	20	450	SF	\$19.94 \$8,975																\$8,97	5 \$8,975
C2010	Throughout building	6837223 Wall Finishes, any surface, Prep & Paint	10	5	5	5000	SF	\$1.66 \$8,310				\$8,310								\$8,310					\$16,620
C2030	Entrance	6837231 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	500	SF	\$9.97 \$4,986				\$4,986								\$4,986					\$9,972
C2030	Restrooms	6837218 Flooring, Ceramic Tile, Replace	40	25	15	100	SF	\$19.94 \$1,994												\$1,994					\$1,994
C2030	Kitchen	6837224 Flooring, Quarry Tile, Replace	50	35	15	2838	SF	\$28.81 \$81,757												\$81,757					\$81,757

(2)

10/30/2023

Uniformat Co	deLocation Description	onID	Cost Description	Lifespan (EU	L)EAge	RUL	Quantit	tyUnit	Unit Cost * Subtotal	2023	2024	2025 202	6 2027	7 202	8 2029	2030	2031	2032 2033	2034	2035 20	36 203	7 2038	8 2039 2	2040 204	1 2042	2043Deficiency	Repair Estimate
C2030	Staff lounge	6837227	7 Flooring, Vinyl Tile (VCT), Replace	15	5	10	2000	SF	\$5.54 \$11,080									\$11,080									\$11,080
C2050	Throughout building	6837220	0 Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	5888	SF	\$2.22 \$13,048					\$13,048	3							\$13,048					\$26,096
D2010	Mechanical room	6877973	Water Heater, Electric, Residential, Replace	15	6	9	1	EA	\$1,772.80 \$1,773									\$1,773									\$1,773
D2010	Throughout building	6877970	Plumbing System, Supply & Sanitary, Medium Density (excludes fixtures), Replace	40	30	10	5888	SF	\$12.19 \$71,763									\$71,763									\$71,763
D2010	Kitchen	6877976	6 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	25	5	4	EA	\$1,329.60 \$5,318					\$5,318	3												\$5,318
D2010	Restrooms	6837230	Toilet, Commercial Water Closet, Replace	30	15	15	3	EA	\$1,440.40 \$4,321													\$4,321					\$4,321
D2010	Throughout building	6837228	8 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	4	EA	\$1,662.00 \$6,648													\$6,648					\$6,648
D2030	Roof	6877969	9 Supplemental Components, Drains, Roof, Replace	40	30	10	4	EA	\$883.08 \$3,532									\$3,532									\$3,532
D3030	Building exterior	6877986	6 Split System, Condensing Unit/Heat Pump, Replace	15	12	3	1	EA	\$7,866.80 \$7,867			\$7,86	7											\$7,867	,		\$15,734
D3030	Roof	6877968	8 Split System, Condensing Unit/Heat Pump, Replace	15	10	5	2	EΑ	\$14,182.40 \$28,365					\$28,36	5											\$28,365	\$56,730
D3050	Throughout building	6877981	1 HVAC System, Ductwork, Medium Density, Replace	30	12	18	5888	SF	\$4.43 \$26,096															\$26,096	6		\$26,096
D3060	Roof	6877977	7 Exhaust Fan, Roof or Wall-Mounted, 24" Damper, Replace	20	20	0	1	EΑ	\$3,324.00 \$3,324	\$3,324																\$3,324	\$6,648
D3060	Kitchen	6877971	1 Supplemental Components, Air Curtain, 8' Wide Heated, Replace	20	18	2	1	EA	\$4,653.60 \$4,654			\$4,654															\$4,654
D3060	Building entrances	6877978	8 Supplemental Components, Air Curtain, 5' Wide Non-Heated, Replace	20	3	17	6	EA	\$1,662.00 \$9,972														\$9,9	972			\$9,972
D4010	Kitchen	6877985	Fire Suppression System, Commercial Kitchen, per LF of Hood, Replace	20	1	19	2	LF	\$443.20 \$886																\$886		\$886
D5020	Mechanical room	6877967	7 Switchboard, 120/208 V, Replace	40	30	10	1	EΑ	\$55,400.00 \$55,400									\$55,400									\$55,400
D5030	Throughout building	6877987	7 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	30	10	5888	SF	\$2.77 \$16,310									\$16,310									\$16,310
D5040	Throughout building	6837219	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	20	5	15	5888	SF	\$4.99 \$29,358													\$29,358					\$29,358
E1030	Kitchen	6877980	Foodservice Equipment, Convection Oven, Double, Replace	10	8	2	1	EΑ	\$10,526.00 \$10,526			\$10,526								\$10,526							\$21,052
E1030	Kitchen	6877975	5 Foodservice Equipment, Range/Oven, 4-Burner, Replace	15	10	5	1	EA	\$4,986.00 \$4,986					\$4,986	6											\$4,986	\$9,972
E1030	Kitchen	6877984	Foodservice Equipment, Freezer, 2-Door Reach-In, Replace	15	10	5	6	EA	\$5,650.80 \$33,905					\$33,90	5											\$33,905	\$67,810
E1030	Kitchen	6877964	Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	10	5	1	EA	\$4,986.00 \$4,986					\$4,986	5											\$4,986	\$9,972
E1030	Kitchen	6877972	2 Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels, Replace	15	10	5	5	EA	\$1,883.60 \$9,418					\$9,418	3											\$9,418	\$18,836
E1030	Kitchen	6837226	6 Foodservice Equipment, Walk-In, Freezer, Replace	20	10	10	1	EA	\$27,700.00 \$27,700									\$27,700									\$27,700
E1030	Kitchen	6877963	Foodservice Equipment, Icemaker, Freestanding, Replace	15	3	12	1	EA	\$7,423.60 \$7,424											\$7,424							\$7,424
Totals, Unes	calated									\$3,324	\$0	\$15,180 \$7,86	7 \$0	\$142,32	3 \$0	\$0	\$0	\$1,773 \$395,308	\$0	\$40,783	\$0 \$0	\$180,892	\$0 \$9,	972 \$33,962	\$886	\$136,284	\$968,554
Totals, Escal	ated (3.0% inflation, c	ompounde	ed annually)							\$3,324	\$0	\$16,104 \$8,59	6 \$0	\$164,99	\$0	\$0	\$0	\$2,313 \$531,261	\$0	\$58,147	\$0 \$0	\$281,824	\$0 \$16.	482 \$57,819	\$1,554	\$246,144	\$1,388,560

002 - Fullerton	Union High	School /	Classrooms	206-242

Uniformat Co	deLocation Description	onID Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Jnit			24 20	25 2026	2027	7 2028 2029		2032	2033 2	034 2035 2036	2037 20			2042 2043Defic	iency Repair Estimate
B2010	Building Exterior	6877796 Exterior Walls, any painted surface, Prep & Paint	10	2	8	22000	SF	\$3.32	\$73,128					\$ 573,128						73,128		\$146,256
B3010	Roof	6877812 Roofing, Single-Ply Membrane, EPDM, Replace	20	10	10	11000	SF	\$12.19	\$134,068						\$134	1,068						\$134,068
B3020	Roof	6877807 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	120	LF	\$9.97	\$1,197				\$1,197									\$1,197
B3060	Roof	6877793 Roof Hatch, Metal, Replace	30	20	10	1	EA	\$1,440.40	\$1,440						\$1	,440						\$1,440
C1030	Throughout building	6837328 Interior Door, Wood, Solid-Core, Replace	40	20	20	29	EA	\$775.60	\$22,492												\$22,492	\$22,492
C1070	Throughout building	6837334 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	16860	SF	\$3.88	\$65,383								\$65,383					\$65,383
C1090	Restrooms	6837339 Toilet Partitions, Plastic/Laminate, Replace	20	10	10	13	EA	\$831.00	\$10,803						\$10	,803						\$10,803
C2010	Restrooms	6837336 Wall Finishes, Ceramic Tile, Replace	40	20	20	1300	SF	\$19.94	\$25,927												\$25,927	\$25,927
C2010	Throughout building	6837325 Wall Finishes, any surface, Prep & Paint	10	2	8	32420	SF	\$1.66	\$53,882					\$ 553,882					1	53,882		\$107,764
C2030	Throughout building	6837342 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	11240	SF	\$9.97	\$112,085				\$112,085					\$112,08	35			\$224,171
C2030	Restrooms	6837344 Flooring, Ceramic Tile, Replace	40	20	20	950	SF	\$19.94	\$18,947												\$18,947	\$18,947
C2030	Throughout building	6837333 Flooring, Vinyl Tile (VCT), Replace	15	12	3	3100	SF	\$5.54	\$17,174		\$17,174								9	17,174		\$34,348
C2030	Throughout building	6837341 Flooring, Carpet, Commercial Standard, Replace	10	7	3	7190	SF	\$8.31	\$59,749		\$59,749						\$59,749					\$119,498
C2050	Throughout building	6837332 Ceiling Finishes, any flat surface, Prep & Paint	10	2	8	5620	SF	\$2.22	\$12,454					\$ 612,454					9	12,454		\$24,908
D1010	Elevator	6877808 Elevator Cab Finishes, Standard, Replace	15	10	5	1	EA	\$9,972.00	\$9,972				\$9,972								\$9,972	\$19,944
02010	Utility closet	6877802 Pump, Circulation, Domestic Water, Replace	15	10	5	1	EA	\$2,880.80	\$2,881				\$2,881								\$2,881	\$5,762
D2010	Utility closet	6877804 Water Heater, Electric, Residential, Replace	15	10	5	1	EA	\$997.20	\$997				\$997								\$997	\$1,994
D2010	Throughout building	6877800 Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replacement	ce 40	20	20	22000	SF	\$5.54	\$121,880												\$121,880	\$121,880
D2010	Throughout building	6837343 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	12	3	2	EA	\$1,329.60	\$2,659		\$2,659									\$2,659		\$5,318
D2010	Utility closet	6877806 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	20	10	1	EA	\$1,662.00	\$1,662						\$1	,662						\$1,662
D2010	Restrooms	6837337 Toilet, Commercial Water Closet, Replace	30	15	15	15	EA	\$1,440.40	\$21,606									\$21,60	06			\$21,606
D2010	Throughout building	6837330 Sink/Lavatory, Vanity Top, Enameled Steel, Replace	30	15	15	36	EA	\$1,218.80	\$43,877									\$43,87	77			\$43,877
02010	Restrooms	6837335 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	16	EA	\$1,662.00	\$26,592									\$26,59	92			\$26,592
02010	Throughout building	6837340 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	2	EA	\$1,329.60	\$2,659									\$2,65	59			\$2,659
02010	Restrooms	6837327 Urinal, Standard, Replace	30	15	15	5	EA	\$1,218.80	\$6,094									\$6,09	94			\$6,094
D2010	Utility closet	6837326 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20	\$1.551									\$1,55	51			\$1,551

10/30/2023

Uniformat Codel	Location Description	ıID	Cost Description	Lifespan (EUL	_)EAge	RUL	Quantity	/Unit	Unit Cost *	* Subtota	I 2023	2024	2025	2026	2027 203	28 20	29 203	0 2031	2032 2033	2034	203	5 2036	2037 20	38 2039	9 2040	2041	2042	2043D€	eficiency Repair Estimate
D3050	Roof	6877810	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	18	2	4	EA	\$16,620.00	\$66,48	80		\$66,480																\$66,480
D3050	Roof	6877797	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	18	2	10	EA	\$12,188.00	\$121,88	30		\$121,880																\$121,880
D3050	Throughout building	6877809	HVAC System, Ductwork, Low Density, Replace	30	18	12	22000	SF	\$2.22	2 \$48,75	52										\$48,75	2							\$48,752
D7030	Throughout building	6877801	Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	10	5	22000	SF	\$2.22	2 \$48,75	52				\$48,75	52												\$48,752	\$97,504
D7050	Electrical room	6877791	Fire Alarm Panel, Fully Addressable, Replace	15	10	5	1	EA	\$16,620.00	\$16,62	20				\$16,62	20												\$16,620	\$33,240
E1040	Throughout building	6837331	Laboratory Equipment, Exhaust Hood, Constant Volume 6 LF, Replace	15	8	7	3	EA	\$4,432.00	\$13,29	16						\$13,29	6											\$13,296
E1060	Classrooms	6837338	Residential Appliances, Refrigerator, 14 to 18 CF, Replace	15	8	7	1	EA	\$664.80	\$66	55						\$66	5											\$665
E2010	Throughout building	6837329	Casework, Cabinetry, Hardwood Standard, Replace	20	10	10	500	LF	\$332.40	\$166,20	00								\$166,200										\$166,200
G4050	Building exterior	6877794	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	5	15	12	EA	\$664.80	\$7,97	'8												\$7,9	78					\$7,978
Totals, Unescala	ated										\$0	\$0	\$188,360	\$79,582	\$0 \$192,50)4	\$13,96	1 \$139,464	\$0 \$314,173	\$0	\$114,13	5 \$59,749	\$0 \$222,4	42 \$C	\$0	\$159,297	\$0	\$268,468	\$1,752,136
Totals, Escalate	d (3.0% inflation, co	mpounde	d annually)								\$0	\$0	\$199,831	\$86,962	\$0 \$223,16	55	0 \$17,170	0 \$176,669	\$0 \$422,223	\$0	\$162,72	9 \$87,743	\$0 \$346,5	58 \$C	\$0	\$271,193	\$0	\$484,884	\$2,479,126

002 - Fullerton Union High School / Classrooms 60-76	002 -	Fullerton	Union	High	School /	Classrooms	60-76	
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Uniformat CodeLoc	cation Description	ılD	Cost Description	Lifespan (EUL)EAge	RUL	Quanti	tyUnit	Unit Cost *	Subtotal 2023	2024	2025 2026	2027	7 2028	2029	2030	2031	2032 2033	2034	2035 2036	2037 2038	2039 2040 204	1 2042	2043Deficiency R	epair Estimat
B2010 Bui	ilding Exterior	6878006	Exterior Walls, any painted surface, Prep & Paint	10	3	7	19000	SF	\$3.32	\$63,156						\$63,156						\$63,156			\$126,31
B2010 Bui	ilding Exterior	6878007	Exterior Walls, Brick, Replace	50	45	5	19200) SF	\$58.72	\$1,127,501				\$1,127,501											\$1,127,50
B2020 Bui	ilding Exterior	6878001	Glazing, any type, by SF, Replace	30	30	0	1500	SF	\$60.94	\$91,410 \$91,410															\$91,410
B2050 Bui	ilding Exterior	6878005	Exterior Door, Steel, Standard, Replace	40	20	20	27	EA	\$664.80	\$17,950													\$	17,950	\$17,95
B3010 Roo	oof	6878011	Roofing, Single-Ply Membrane, EPDM, Replace	20	10	10	12000	SF	\$12.19	\$146,256								\$146,256							\$146,256
B3060 Roo	oof	6878002	Roof Hatch, Metal, Replace	30	20	10	1	EA	\$1,440.40	\$1,440								\$1,440							\$1,440
C1030 Thr	roughout building	6838366	Interior Door, Wood, Solid-Core, Replace	40	20	20	6	EA	\$775.60	\$4,654														\$4,654	\$4,654
C1070 Thr	roughout building	6838355	Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	15840) SF	\$3.88	\$61,428									\$61	428					\$61,428
C1090 Thr	roughout building	6838357	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	10	10	44	EA	\$554.00	\$24,376								\$24,376							\$24,376
C2010 Res	estrooms	6838359	Wall Finishes, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94	\$997														\$997	\$997
C2010 Thr	roughout building	6838368	Wall Finishes, any surface, Prep & Paint	10	7	3	23710) SF	\$1.66	\$39,406		\$39,406								\$39,406					\$78,812
C2030 Res	strooms	6838358	Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94	\$997														\$997	\$997
C2030 Thr	roughout building	6838367	Flooring, Vinyl Tile (VCT), Replace	15	12	3	1050	SF	\$5.54	\$5,817		\$5,817										\$5,81	7		\$11,634
C2030 Thr	roughout building	6838356	Flooring, Carpet, Commercial Standard, Replace	10	7	3	14740) SF	\$8.31	\$122,489		\$122,489								\$122,489					\$244,979
D1010 Bui	ilding exterior	6878003	Elevator Cab Finishes, Standard, Replace	15	13	2	1	EA	\$9,972.00	\$9,972		\$9,972										\$9,972			\$19,944
D1010 Cor	ntrol room	6878004	Elevator Controls, Automatic, 1 Car, Replace	20	15	5	1	EA	\$5,540.00	\$5,540				\$5,540											\$5,540
D2010 Bui	ilding exterior	6878000	Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	40	0	1	EA	\$1,329.60	\$1,330 \$1,330											\$1,330				\$2,659
D2010 Bui	ilding exterior	6878010	Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	8	7	2	EA	\$1,662.00	\$3,324						\$3,324									\$3,324
D2010 Util	lity closet	6838364	Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20	\$1,551											\$1,551				\$1,551
D2010 Res	strooms	6838369	Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	1	EA	\$1,662.00	\$1,662											\$1,662				\$1,662
D2010 Res	strooms	6838365	Toilet, Commercial Water Closet, Replace	30	15	15	1	EA	\$1,440.40	\$1,440											\$1,440				\$1,440
D3030 Thr	roughout building	6838363	Air Conditioner, Window/Thru-Wall, Replace	10	5	5	2	EA	\$2,437.60	\$4,875				\$4,875							\$4,875				\$9,750
D3030 Cla	assrooms	6877998	Split System, Fan Coil Unit, DX, Replace	15	0	15	16	EA	\$4,210.40	\$67,366											\$67,366				\$67,366
D3030 Roo	of	6878008	Split System, Condensing Unit/Heat Pump, Replace	15	0	15	16	EA	\$4,432.00	\$70,912											\$70,912				\$70,912
D3050 Thr	roughout building	6877999	HVAC System, Ductwork, Medium Density, Replace	30	15	15	24000) SF	\$4.43	\$106,368											\$106,368				\$106,368
D3060 Bui	ilding exterior	6878009	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, Replace	20	8	12	1	EA	\$1,329.60	\$1,330									\$1,	330					\$1,330
D5040 Thr	roughout building	6838362	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	20	5	15	15840) SF	\$4.99	\$78,978											\$78,978				\$78,978
D7050 Util	lity closet	6838370	Fire Alarm Panel, Fully Addressable, Replace	15	8	7	1	EA	\$16,620.00	\$16,620					:	\$16,620									\$16,620
E1060 Cla	assroom	6838361	Residential Appliances, Refrigerator, 14 to 18 CF, Replace	15	10	5	1	EA	\$664.80	\$665				\$665										\$665	\$1,330
G4050 Bui	ilding exterior	6878012	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	10	EA	\$664.80	\$6,648												\$6,648			\$6,648
Totals, Unescalated	d									\$92,740	\$0	\$9,972 \$167,712	\$0	\$1,138,581	\$0	\$83,100	\$0	\$0 \$172,072	\$0 \$62	757 \$161,895	\$0 \$334,483	\$0 \$79,776 \$5,81	7 \$0 \$2	25,262	\$2,334,168
Totals, Escalated (3	3.0% inflation co	mnounde	d annually)							\$92,740	¢n s	\$10,579 \$183,264	\$0	\$1,319,927	en e-	102,203	\$0	\$0 \$231,251	\$0.480	477 \$237,749	\$0 \$521,114	\$0 \$131,858 \$9,90	3 60 6/	45.627	\$2,975,690

002 - Fullert	ton Union	High Scho	ool / Custodia	al Office

Uniformat Co	odeLocation Description	ılD	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost *Subtotal 2023	2024 2025	2026	2027	2028 2	029 2030	2031	2032	2033	2034 2	2035	2036 2	037 2	38 20	39	2040 2	041	2042 20	043Deficienc	y Repair Estimate
B2010	Building Exterior	6838372	Exterior Walls, Stucco, Prep & Fog Coat or Paint	10	5	5	1200	SF	\$4.99 \$5,983			\$5	5,983								\$5,9	83						\$11,966
B2010	Building Exterior	6838377	Exterior Walls, Stucco, Replace	50	30	20	1200	SF	\$22.16 \$26,592																	\$26,59	92	\$26,592
B2050	Building Exterior	6838381	Exterior Door, Steel, Standard, Replace	40	20	20	3	EA	\$664.80 \$1,994																	\$1,99	194	\$1,994
B2050	Building Exterior	6838380	Overhead/Dock Door, Aluminum, 12'x12' (144 SF), Replace	30	15	15	6	EA	\$4,875.20 \$29,251												\$29,	51						\$29,251
C1030	Throughout building	6838387	Interior Door, Wood, Solid-Core, Replace	40	20	20	2	EA	\$775.60 \$1,551																	\$1,5	51	\$1,551
C2010	Throughout building	6838374	Wall Finishes, any surface, Prep & Paint	10	5	5	3000	SF	\$1.66 \$4,986			\$4	,986								\$4,9	86						\$9,972
C2050	Throughout building	6838389	Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	2000	SF	\$2.22 \$4,432			\$4	,432								\$4,4	32						\$8,864

10/30/2023

Uniformat Co	deLocation Description	onID Cost Description	Lifespan (EUL))EAge	RUL	Quantit	yUnit	Unit Cost	*Subtota	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043D	eficiency Repair Estimate
D2010	Utility closet	6838378 Water Heater, Electric, Residential, Replace	15	8	7	1	EA	\$720.20	\$720								\$720														\$720
D2010	Throughout building	6838386 Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replace	40	20	20	2000	SF	\$5.54	4 \$11,080																					\$11,080	\$11,080
D2010	Custodial office	6838376 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	1	EA	\$1,329.60	\$1,330																\$1,330						\$1,330
D2010	Utility closet	6838385 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20	\$1,551																\$1,551						\$1,551
D3020	Custodial office	6838382 Unit Heater, Electric, Replace	20	15	5	1	EA	\$2,437.60	\$2,438						\$2,438																\$2,438
D5030	Throughout building	6838388 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	20	20	2000	SF	\$2.77	7 \$5,540																					\$5,540	\$5,540
D5040	Throughout building	6838373 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	10	10	2000	SF	\$4.99	9 \$9,972											\$9,972											\$9,972
E1060	Custodial office	6838383 Residential Appliances, Refrigerator, 14 to 18 CF, Replace	15	8	7	1	EA	\$664.80	\$665								\$665														\$665
E1060	Custodial office	6838375 Residential Appliances, Washer, Replace	15	8	7	1	EA	\$941.80	\$942								\$942														\$942
E1060	Custodial office	6838379 Residential Appliances, Clothes Dryer, Replace	15	8	7	1	EA	\$720.20	\$720								\$720														\$720
Totals, Unesc	alated									\$0	\$0	\$0	\$0	\$0	\$17,839	\$0	\$3,047	\$0	\$0	\$9,972	\$0	\$0	\$0	\$0	\$47,533	\$0	\$0	\$0	\$0	\$46,758	\$125,149
Totals, Escal	ated (3.0% inflation, c	ompounded annually)								\$0	\$0	\$0	\$0	\$0	\$20,680	\$0	\$3,747	\$0	\$0	\$13,402	\$0	\$0	\$0	\$0	\$74,055	\$0	\$0	\$0	\$0	\$84,449	\$196,334

002 - Fullerton Union High School / Digital Arts 140-147

Jniformat CodeLoca	ation Description	iD (Cost Description	Lifespan (EUL	.)EAge	RUL	QuantityU	Init	Unit Cost *	Subtotal 2	023 202	4 2025	2026	2027 2028	8 202	9 2030 2031	2032	2033	2034 2035	2036	2037 203	8 2039	2040 2041	204	2 2043Defici	ency Repair Estimat
B2010 Build	Iding Exterior	6878117	Exterior Walls, any painted surface, Prep & Paint	10	2	8	13000	SF	\$3.32	\$43,212						\$43,212							\$43,212			\$86,42
B2050 Build	Iding Exterior	6878120	Overhead/Dock Door, Aluminum, 20'x14' (280 SF), Replace	30	15	15	1	EA	\$8,310.00	\$8,310											\$8,310	J				\$8,3
B3010 Roo	of	6878116	Roofing, Single-Ply Membrane, EPDM, Replace	20	15	5	12600	SF	\$12.19	\$153,569				\$153,569)											\$153,56
C1030 Thro	oughout building	6836952	Interior Door, Wood, Solid-Core, Replace	40	20	20	25	EA	\$775.60	\$19,390															\$19,390	\$19,39
C1070 Thro	oughout building	6836947	Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	12600	SF	\$3.88	\$48,863									\$48,863							\$48,86
C2010 Thro	oughout building	6836950	Wall Finishes, any surface, Prep & Paint	10	5	5	18900	SF	\$1.66	\$31,412				\$31,412	2						\$31,41	2				\$62,82
C2030 Thro	oughout building	6836949	Flooring, Vinyl Tile (VCT), Replace	15	10	5	12600	SF	\$5.54	\$69,804				\$69,804	ı										\$69,804	\$139,60
D2010 Corr	rridor	6878121	Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	10	5	1	EA	\$1,662.00	\$1,662				\$1,662	2										\$1,662	\$3,32
D2010 Thro	oughout building	6836948	Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	8	7	2	EA	\$1,329.60	\$2,659						\$2,659										\$2,65
D2010 Thro	oughout building	6836951	Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	3	EA	\$1,329.60	\$3,989											\$3,98	9				\$3,98
D3050 Roo	of	6879546	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	18	2	9	EA	\$12,188.00	\$109,692		\$109,692														\$109,69
D3050 Thro	oughout building	6878115	HVAC System, Ductwork, Low Density, Replace	30	15	15	12600	SF	\$2.22	\$27,922											\$27,92	2				\$27,92
D5020 Corr	rridor	6878112	Switchboard, 120/208 V, Replace	40	30	10	1	EA	\$49,860.00	\$49,860								\$49,860								\$49,86
D5030 Thro	oughout building	6878119	Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	30	10	12600	SF	\$2.77	\$34,902								\$34,902								\$34,90
D5040 Thro	oughout building	6878113	Interior Lighting System, Full Upgrade, Low Density & Standard Fixtures, Replace	20	8	12	12600	SF	\$2.33	\$29,318									\$29,318							\$29,31
D5040 Thro	oughout building	6836954	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	5	15	12600	SF	\$4.99	\$62,824											\$62,82	4				\$62,82
E2010 Thro	oughout building	6836953	Casework, Cabinetry Economy, Replace	20	10	10	20	LF	\$193.90	\$3,878								\$3,878								\$3,87
G2060 Site	e	6878123	Signage, Property, Building or Pole-Mounted, Replace/Install	20	10	10	1	EA	\$1,662.00	\$1,662								\$1,662								\$1,66
G4050 Build	Iding exterior	6878122	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	5	15	8	EA	\$664.80	\$5,318											\$5,31	3				\$5,31
Totals, Unescalated	d										\$0 \$0	\$109,692	\$0	\$0 \$256,447	\$0	\$2,659 \$43,212	\$0	\$90,302	\$0 \$78,180	\$0	\$0 \$139,77	4 \$0	\$0 \$43,212	\$0	\$90,856	\$854,33
Totals, Escalated (3	3.0% inflation cor	mpounder	d annually)								\$0 \$0	\$116.372	\$0	\$0 \$297,292	\$0	3,270 \$54,740	\$0	\$121,358	\$0 \$111.467	\$0	\$0 \$217.76	4 50	\$0 \$73,566	\$(\$164.096	\$1,159,92

002 - Fullerton Union High School / English 30-47

Uniformat Cod	eLocation Descriptior	nID (Cost Description	Lifespan (EUL	L)EAge	RUL	Quantity	Unit	Unit Cost	* Subtotal 2	2023 2024 20	025 20	26 2027 2028	2029	2030 2031	2032	2033	2034 2	035	2036	2037 20	038 20	39 2040	2041	2042	2043Deficiency F	Repair Estimate
B2010	Building Exterior	6878081	Exterior Walls, any painted surface, Prep & Paint	10	2	8	12000	SF	\$3.3	2 \$39,888					\$39,888									\$39,888			\$79,776
B3010	Roof	6878083	Roofing, Single-Ply Membrane, TPO/PVC, Replace	20	15	5	8350	SF	\$18.8	4 \$157,281			\$157,281														\$157,281
B3020	Roof	6878079	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	80	LF	\$9.9	7 \$798			\$798														\$798
C1030	Throughout building	6838405	Interior Door, Wood, Solid-Core, Replace	40	20	20	28	EA	\$775.6	0 \$21,717															\$	21,717	\$21,717
C1070	Throughout building	6838400	Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	16445	SF	\$3.8	8 \$63,774								\$63,	74								\$63,774
C2010	Restrooms	6838404	Wall Finishes, Ceramic Tile, Replace	40	20	20	150	SF	\$19.9	4 \$2,992																\$2,992	\$2,992
C2010	Throughout building	6838406	Wall Finishes, any surface, Prep & Paint	10	2	8	16745	SF	\$1.6	6 \$27,830					\$27,830									\$27,830			\$55,660
C2030	Throughout building	6838393	Flooring, any surface, w/ Paint or Sealant, Prep & Paint	10	5	5	8300	SF	\$1.6	6 \$13,795			\$13,795								\$13,7	795					\$27,589
C2030	Restrooms	6838397	Flooring, Ceramic Tile, Replace	40	20	20	100	SF	\$19.9	4 \$1,994																\$1,994	\$1,994
C2030	Storage room	6838402	Flooring, Vinyl Tile (VCT), Replace	15	14	1	100	SF	\$5.5	4 \$554	\$554											\$5	54				\$1,108
C2030	Throughout building	6838396	Flooring, Carpet, Commercial Standard, Replace	10	7	3	8300	SF	\$8.3	1 \$68,973		\$68,97	3						\$68	,973							\$137,946
C2050	Throughout building	6838401	Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	300	SF	\$2.2	2 \$665			\$665								\$6	665					\$1,330
D2010	Throughout building	6878080	Plumbing System, Supply & Sanitary, Very Low Density (excludes fixtures), Replace	40	30	10	16700	SF	\$1.1	1 \$18,504						\$	18,504										\$18,504
D2010	Restrooms	6838399	Toilet, Commercial Water Closet, Replace	30	15	15	2	EA	\$1,440.4	0 \$2,881											\$2,8	881					\$2,881
D2010	Restrooms	6838394	Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	2	EA	\$1,662.0	0 \$3,324											\$3,3	324					\$3,324
D2010	Utility closet	6838403	Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.2	0 \$1,551											\$1,5	551					\$1,551
D3030	Classrooms	6878085	Split System, Fan Coil Unit, DX, Replace	15	0	15	16	EA	\$5,096.8	0 \$81,549											\$81,5	549					\$81,549

10/30/2023

Uniformat Cod	eLocation Description	ηID	Cost Description	Lifespan (EUL))EAge	RUL	Quantity	/Unit	Unit Cos	t * Subtot	al 2023	2024 2	2025 202	6 2027	2028	2029 20	30 203	31 2032	2 2033	3 2034	2035 20	036 203	37 2038	2039	2040	2041	2042 2043	Deficiency Repair Estimate
D3030	Roof	6878078	Split System, Condensing Unit/Heat Pump, Replace	15	0	15	16	EA	\$7,866.	80 \$125,8	69												\$125,869					\$125,869
D3050	Throughout building	6878075	HVAC System, Ductwork, Low Density, Replace	30	20	10	16700	SF	\$2.	22 \$37,0	07								\$37,007									\$37,007
D5020	Building exterior	6878077	Secondary Transformer, Dry, Stepdown, Replace	30	25	5	1	EA	\$42,104.	00 \$42,1	04				\$42,104													\$42,104
D5030	Throughout building	6838392	Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	20	20	16745	SF	\$2.	77 \$46,3	84																\$46,384	\$46,384
D5040	Throughout building	6838390	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	5	15	16745	SF	\$4.	99 \$83,4	91												\$83,491					\$83,491
D7050	Throughout building	6878076	Fire Alarm System, Full System Upgrade, Simple Addressable, Upgrade/Install	20	15	5	16700	SF	\$2.	22 \$37,0	07				\$37,007													\$37,007
D7050	Utility closet	6838391	Fire Alarm Panel, Fully Addressable, Replace	15	8	7	1	EA	\$16,620.	00 \$16,6	20					\$16,6	20											\$16,620
E2010	Throughout building	6838395	Casework, Cabinetry Economy, Replace	20	15	5	80	LF	\$193.	90 \$15,5	12				\$15,512													\$15,512
G4050	Building exterior	6878086	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	12	EA	\$664.	80 \$7,9	78														\$7,978			\$7,978
Totals, Unesc	alated										\$0	\$554	\$0 \$68,973	\$0	\$267,161	\$0 \$16,6	20 \$67,71	8 \$0	\$55,511	\$0	\$63,774 \$68,9	973 \$	0 \$313,124	\$554	\$7,978	\$67,718	\$0 \$73,086	\$1,071,743
Totals, Escala	ted (3.0% inflation, co	mpounde	d annually)								\$0	\$571	\$0 \$75,369	\$0	\$309,713	\$0 \$20,4	41 \$85,78	3 \$0	\$74,602	\$0	\$90,926 \$101,2	289 \$	0 \$487,836	\$889 \$	13,186 5	\$115,286	\$0 \$132,002	\$1,507,892

002 - Fullerton Union	High School /	Fine Art/Little Theatre
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	deLocation Description		Lifespan (EU	_,	RUL	Quantit	•				2026									2040 2041	2042 2043Def	ficiency Repair Estima
32010	Building Exterior	6877095 Exterior Walls, any painted surface, Prep & Paint	10	2	8	22800	SF	\$3.32 \$75,787						\$75,787						\$75,787		\$151,
33010	Roof	6877096 Roofing, Single-Ply Membrane, EPDM, Replace	20	18	2	22619	SF	\$12.19 \$275,680		\$275,680												\$275,
33020	Roof	6877092 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	10	10	120	LF	\$9.97 \$1,197							\$1,197							\$1,
1070	Throughout building	6838418 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	5	20	18093	SF	\$3.88 \$70,165													\$70,165	\$70,
1090	Throughout building	6838407 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	5	15	25	EA	\$554.00 \$13,850										\$13,850)			\$13,8
2010	Restrooms	6838411 Wall Finishes, Ceramic Tile, Replace	40	20	20	100	SF	\$19.94 \$1,994													\$1,994	\$1,9
2010	Throughout building	6838421 Wall Finishes, any surface, Prep & Paint	10	2	8	33825	SF	\$1.66 \$56,217						\$56,217						\$56,217		\$112,4
2030	Throughout building	6838413 Flooring, any surface, w/ Paint or Sealant, Prep & Paint	10	5	5	13500	SF	\$1.66 \$22,437				\$22,437						\$22,437	7			\$44,8
2030	Restrooms	6838422 Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94 \$997													\$997	\$9
2030	Auditorium	6838417 Flooring, Wood, Strip, Replace	30	10	20	2500	SF	\$16.62 \$41,550													\$41,550	\$41,5
2030	Throughout building	6838419 Flooring, Carpet, Commercial Standard, Replace	10	2	8	7000	SF	\$8.31 \$58,170						\$58,170						\$58,170		\$116,3
2050	Throughout building	6838414 Ceiling Finishes, any flat surface, Prep & Paint	10	2	8	4523	SF	\$2.22 \$10,023						\$10,023						\$10,023		\$20,0
01010	Auditorium	6838409 Vertical Lift, Wheelchair, 5' Rise, Renovate	25	5	20	1	EA	\$18,836.00 \$18,836													\$18,836	\$18,8
2010	Utility closet	6877087 Water Heater, Electric, Residential, Replace	15	9	6	1	EA	\$720.20 \$720					\$720									\$7
2010	Roof	6877081 Backflow Preventer, Domestic Water, Replace	30	20	10	1	EA	\$1,218.80 \$1,219							\$1,219							\$1,2
2010	Throughout building	6838426 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	8	7	3	EA	\$1,329.60 \$3,989					\$3,989									\$3,9
2010	Restrooms	6838416 Toilet, Commercial Water Closet, Replace	30	15	15	1	EA	\$1,440.40 \$1,440										\$1,440)			\$1,4
2010	Restrooms	6838425 Urinal, Standard, Replace	30	15	15	1	EA	\$1,218.80 \$1,219										\$1,219	Э			\$1,2
2010	Restrooms	6838424 Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China, Replace	30	15	15	1	EA	\$1,218.80 \$1,219										\$1,219	3			\$1,2
03020	Roof	6877079 Boiler, Gas, HVAC, Replace	30	10	20	1	EA	\$29,029.60 \$29,030													\$29,030	\$29,0
3020	Roof	6877080 Boiler Supplemental Components, Chemical Feed System, Replace	15	5	10	2	EA	\$12,963.60 \$25,927							\$25,927							\$25,9
3050	Mechanical room	6877089 Pump, Distribution, HVAC Heating Water, Replace	25	20	5	1	EA	\$6,758.80 \$6,759				\$6,759										\$6,7
3050	Mechanical room	6877093 Pump, Distribution, HVAC Chilled or Condenser Water, Replace	25	20	5	1	EA	\$6,758.80 \$6,759				\$6,759										\$6,7
3050	Mechanical room	6877085 Air Handler, Interior AHU, Easy/Moderate Access, Replace	30	20	10	1	EA	\$96,396.00 \$96,396							\$96,396							\$96,3
3050	Throughout building	6877091 HVAC System, Ductwork, Medium Density, Replace	30	10	20	22619	SF	\$4.43 \$100,247													\$100,247	\$100,2
3060	Building exterior	6877077 Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	5	15	1	EA	\$1,551.20 \$1,551										\$1,551	1			\$1,5
04010	Auditorium	6838408 Fire Suppression System, Full System Install/Retrofit, High Density/Complexity, Renovate	40	20	20	2500	SF	\$7.76 \$19,390													\$19,390	\$19,3
5030	Mechanical room	6877074 Variable Frequency Drive, VFD, by HP of Motor, Replace/Install	20	2	18	2	EA	\$5,872.40 \$11,745												\$11,745		\$11,7
05040	Electrical room	6877086 Lighting Controls, Dimming Panel, Digital Time Control Clock & Photosensor, Replace	20	2	18	1	EA	\$5,185.44 \$5,185												\$5,185		\$5,1
05040	Throughout building	6838420 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	20	5	15	22617	SF	\$4.99 \$112,768										\$112,768	3			\$112,7
7030	Throughout building	6877090 Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	10	5	22619	SF	\$2.22 \$50,124				\$50,124									\$50,124	\$100,2
2010	Throughout building	6838415 Casework, Cabinetry Economy, Replace	20	10	10	15	LF	\$193.90 \$2,909							\$2,909							\$2,9
2010	Auditorium	6838412 Fixed Seating, Auditorium/Theater, Metal Cushioned Standard, Replace	20	2	18	175	EA	\$387.80 \$67,865												\$67,865		\$67,8
G4050	Building exterior	6877073 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	5	EA	\$664.80 \$3,324											\$3	,324		\$3,3
otals, Unesc									40	\$0 \$275,680	\$0	£0 £00 070	\$720 \$3,989	£200 407	\$0 \$127,647	\$0 \$0	\$0	\$0 \$154,485	£ 60 6	,324 \$284,993	\$0 \$332,333	\$1,469,44

002 - Fullerton Union High School / Gyr	n
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Uniformat Cod	leLocation DescriptionID	Cost Description	Lifespan (EUI	.)EAge	RUL	Quantity	yUnit	Unit Cost *	Subtotal 2023	2024 2025 20	26 202	7 202	3 2029	2030	2031	2032 20	033	2034 20	35 203	6 2037	2038	2039	2040	2041	2042	2043Deficiency Repair Estimate
B2010	Building Exterior 68	78331 Exterior Walls, any painted surface, Prep & Paint	10	2	8	24000	SF	\$3.32	\$79,776					\$7	9,776									\$79,776		\$159,552
B3010	Roof 68	Roofing, Single-Ply Membrane, TPO/PVC, Replace	20	3	17	22000	SF	\$18.84	\$414,392													\$	414,392			\$414,392
C1090	Restrooms 68	Toilet Partitions, Plastic/Laminate, Replace	20	2	18	17	EA	\$831.00	\$14,127															\$14,127		\$14,127

(2)

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Uniformat Co	deLocation Description	ID Cost Description		Lifespan (EUL	.)EAge	RUL	Quantity	Unit	Unit Cost * Subtotal	2023	202	24 20	25 2	026 2	027	2028	2029 20	30 2031	2032	2033	2034	2035	2036	2037 2	2038 2	2039 20	2041	2042	2043Deficienc	cy Repair Estimate
C1090	Throughout building	6830155 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Re	eplace	20	2	18	33	EA	\$554.00 \$18,282	2																	\$18,282			\$18,282
C2010	Throughout building	6830165 Wall Finishes, any surface, Prep & Paint		10	2	8	34286	SF	\$1.66 \$56,983	3								\$56,983									\$56,983			\$113,967
C2030	Team rooms	6830158 Flooring, Vinyl Tile (VCT), Replace		15	2	13	1200	SF	\$5.54 \$6,648	8												\$	6,648							\$6,648
C2030	Entrance	6830167 Flooring, Vinyl Tile (VCT), Replace		15	2	13	3000	SF	\$5.54 \$16,620	0												\$1	6,620							\$16,620
C2050	Throughout building	6830164 Ceiling Finishes, any flat surface, Prep & Paint		10	2	8	20324	SF	\$2.22 \$45,038	8								\$45,038									\$45,038			\$90,076
D2010	Utility closet	6830169 Water Heater, Electric, Residential, Replace		15	2	13	1	EA	\$720.20 \$720	0													\$720							\$720
D2010	Throughout building	6830157 Drinking Fountain, Wall-Mounted, Single-Level, Replace		15	2	13	4	EA	\$1,329.60 \$5,318	8												\$	5,318							\$5,318
D2030	Roof	6878328 Supplemental Components, Drains, Roof, Replace		40	20	20	10	EA	\$883.08 \$8,83	1																			\$8,831	\$8,831
D3030	Roof	6878326 Split System, Condensing Unit/Heat Pump, Replace		15	9	6	1	EA	\$2,548.40 \$2,548	8							\$2,548													\$2,548
D3050	Roof	6878322 Packaged Unit, RTU, Pad or Roof-Mounted, Replace		20	9	11	3	EA	\$44,320.00 \$132,960	0										\$	132,960									\$132,960
D3050	Roof	6878332 Packaged Unit, RTU, Pad or Roof-Mounted, Replace		20	5	15	1	EA	\$9,972.00 \$9,972	2														\$9	,972					\$9,972
D3060	Roof	6878321 Exhaust Fan, Roof or Wall-Mounted, 10" Damper, Replace	ce	20	5	15	1	EA	\$1,329.60 \$1,330	0														\$1.	,330					\$1,330
D5040	Throughout building	6830159 Interior Lighting System, Full Upgrade, High Density & St	andard Fixtures, Replace	20	2	18	23324	SF	\$5.54 \$129,21	5																	\$129,215			\$129,215
E2010	Gymnasium	6830173 Bleachers, Telescoping Manual, up to 15 Tier (per Seat),	Replace	20	2	18	1120	EA	\$332.40 \$372,288	8																	\$372,288			\$372,288
G4050	Building exterior	6878325 Exterior Fixture w/ Lamp, any type, w/ LED Replacement	, Replace	20	3	17	12	EA	\$664.80 \$7,978	8																\$7,97	78			\$7,978
P2030	Throughout building	6878327 Engineering Study, Mechanical, HVAC Controls / Rebalar	nce, Evaluate/Report	0	0	0	1	EA	\$5,540.00 \$5,540	0 \$5,54	10																			\$5,540
Totals, Unes	alated									\$5,54	10 \$	50 5	\$0	\$0	\$0	\$0 \$	\$2,548	\$0 \$181,797	\$0	\$0 \$	132,960	\$0 \$2	9,307	\$0 \$11,	,302	\$0 \$422,3	70 \$715,709	\$0	\$8,831	\$1,510,364
Totals, Escal	ated (3.0% inflation, cor	mpounded annually)								\$5,54	10 \$	50 5	\$0	\$0	\$0	\$0 \$	\$3,043	\$0 \$230,295	\$0	\$0 \$	184,048	\$0 \$4	3,038	\$0 \$17,	,608	\$0 \$698,1	13 \$1,218,447	\$0	\$15,949	\$2,416,080

002 - Fullerton Union High School / Home Economics 90-93

Uniformat Cod	deLocation Description	nID Cost Description	Lifespan (EUL)EAge	RUL	Quantityl	Jnit	Unit Cost * Subtotal 2023	2024	2025 2026	2027 2	028 2029	2030	2031 203	32 2033 20	34 2035	2036 2037	2038	2039 2040 2	041 2042 204	3Deficiency Repair Estimate
B2010	Building Exterior	6877156 Exterior Walls, any painted surface, Prep & Paint	10	2	8	3514	SF	\$3.32 \$11,681					9	511,681					\$11,	81	\$23,361
B3010	Roof	6877162 Roofing, Single-Ply Membrane, EPDM, Replace	20	10	10	3700	SF	\$12.19 \$45,096							\$45,096						\$45,096
C1030	Throughout building	6837174 Interior Door, Wood, Solid-Core, Replace	40	20	20	9	EA	\$775.60 \$6,980												\$6,98	\$6,980
C1070	Throughout building	6837161 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	10	15	7076	SF	\$3.88 \$27,441										\$27,441			\$27,441
C2010	Restrooms	6837183 Wall Finishes, Ceramic Tile, Replace	40	20	20	100	SF	\$19.94 \$1,994												\$1,99	4 \$1,994
C2010	Throughout building	6837176 Wall Finishes, any surface, Prep & Paint	10	5	5	10664	SF	\$1.66 \$17,724			\$17,7	724						\$17,724			\$35,447
C2030	Throughout building	6837157 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	7076	SF	\$9.97 \$70,562			\$70,5	562						\$70,562			\$141,124
C2030	Restrooms	6837190 Flooring, Ceramic Tile, Replace	40	20	20	100	SF	\$19.94 \$1,994												\$1,99	4 \$1,994
C2050	Restrooms	6837163 Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	100	SF	\$2.22 \$222			\$2	222						\$222			\$443
D2010	Utility Closet	6877150 Water Heater, Electric, Commercial (36 kW), Replace	20	15	5	1	EA	\$20,498.00 \$20,498			\$20,4	498									\$20,498
D2010	Throughout Building	6877153 Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replace	40	30	10	3700	SF	\$5.54 \$20,498							\$20,498						\$20,498
D2010	Kitchen	6837170 Sink/Lavatory, Commercial Kitchen, 3-Bowl, Replace	30	15	15	1	EA	\$2,770.00 \$2,770										\$2,770			\$2,770
D2010	Kitchen	6837160 Sink/Lavatory, Commercial Kitchen, 1-Bowl, Replace	30	15	15	7	EA	\$1,772.80 \$12,410										\$12,410			\$12,410
D2010	Restrooms	6837186 Sink/Lavatory, Vanity Top, Solid Surface or Vitreous China, Replace	30	15	15	3	EA	\$1,218.80 \$3,656										\$3,656			\$3,656
D2010	Restrooms	6837188 Toilet, Commercial Water Closet, Replace	30	15	15	3	EA	\$1,440.40 \$4,321										\$4,321			\$4,321
D2030	Roof	6877155 Supplemental Components, Drains, Roof, Replace	40	30	10	8	EA	\$713.55 \$5,708							\$5,708						\$5,708
D3030	Roof	6877151 Split System, Condensing Unit/Heat Pump, Replace	15	13	2	1	EA	\$23,489.60 \$23,490		\$23,490									\$23,490		\$46,979
D3030	Roof	6877160 Heat Pump, Packaged & Wall-Mounted, 2.5 to 3 TON, Replace	20	4	16	2	EA	\$4,875.20 \$9,750											\$9,750		\$9,750
D3050	Roof	6877154 Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	15	5	2	EA	\$8,310.00 \$16,620			\$16,6	620									\$16,620
D3050	Roof	6877152 Make-Up Air Unit, MUA or MAU, Replace	20	5	15	1	EA	\$38,780.00 \$38,780										\$38,780			\$38,780
D3050	Throughout Building	6877163 HVAC System, Ductwork, Low Density, Replace	30	15	15	3700	SF	\$2.22 \$8,199										\$8,199			\$8,199
D3060	Roof	6877157 Exhaust Fan, Centrifugal, 36"Damper, Replace	25	10	15	1	EA	\$6,204.80 \$6,205										\$6,205			\$6,205
D4010	Kitchen	6837180 Fire Suppression System, Commercial Kitchen, per LF of Hood, Replace	20	10	10	45	LF	\$443.20 \$19,944							\$19,944						\$19,944
D5020	Electrical Room	6877158 Switchgear, 277/480 V, Replace	40	20	20	2	EA	\$155,120.00 \$310,240												\$310,24	\$310,240
D5020	Throughout building	6837175 Distribution Panel, 120/208 V, Replace	30	15	15	2	EA	\$6,648.00 \$13,296										\$13,296			\$13,296
D5030	Throughout building	6877148 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	20	20	3700	SF	\$2.77 \$10,249												\$10,24	9 \$10,249
D5040	Throughout building	6837173 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	10	10	7176	SF	\$4.99 \$35,780							\$35,780						\$35,780
E1030	Kitchen	6837182 Foodservice Equipment, Steamer, Freestanding, Replace	10	5	5	2	EA	\$11,634.00 \$23,268			\$23,2	268						\$23,268			\$46,536
E1030	Kitchen	6837185 Foodservice Equipment, Freezer, 1-Door Reach-In, Replace	15	10	5	4	EA	\$3,434.80 \$13,739			\$13,7	739								\$13,73	9 \$27,478
E1030	Kitchen	6837178 Foodservice Equipment, Convection Oven, Double, Replace	10	5	5	1	EA	\$10,526.00 \$10,526			\$10,5	526						\$10,526			\$21,052
E1030	Kitchen	6837154 Foodservice Equipment, Dishwasher Commercial, Replace	10	5	5	1	EA	\$23,822.00 \$23,822			\$23,8	822						\$23,822			\$47,644
E1030	Kitchen	6837167 Foodservice Equipment, Slicer, Replace	10	5	5	1	EA	\$3,545.60 \$3,546			\$3,5	546						\$3,546			\$7,091
E1030	Kitchen	6837171 Foodservice Equipment, Icemaker, Freestanding, Replace	15	8	7	1	EA	\$7,423.60 \$7,424					\$7,424								\$7,424
E1030	Kitchen	6837156 Foodservice Equipment, Griddle, Replace	15	8	7	2	EA	\$7,756.00 \$15,512					\$15,512								\$15,512
E1030	Kitchen	6837181 Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	8	7	1	EA	\$4,986.00 \$4,986					\$4,986								\$4,986

10/30/2023

Uniformat Co	deLocation Description	nID	Cost Description	Lifespan (EUL))EAge	RUL	Quantity	Unit	Unit Cost * S	Subtotal 202	23 2024	2025	2026	2027	2028 202	29 2	030 2	2031 :	2032 20	33 203	4 203	5 203	6 203	7 2038	2039	2040	2041	2042 204	43Deficiency Repair Estimate
E1030	Kitchen	6837155	Foodservice Equipment, Garbage Disposal, 1 to 3 HP, Replace	15	8	7	1	EA	\$4,210.40	\$4,210						\$4,	210												\$4,210
E1030	Kitchen	6837162	Foodservice Equipment, Exhaust Hood, 3 to 6 LF, Replace	15	8	7	1	EA	\$3,656.40	\$3,656						\$3,	656												\$3,656
E1030	Kitchen	6837165	Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	8	7	1	EA	\$4,986.00	\$4,986						\$4,	986												\$4,986
E1030	Kitchen	6837168	Foodservice Equipment, Range/Oven, 6-Burner, Replace	15	8	7	6	EA	\$6,648.00	\$39,888						\$39,	888												\$39,888
E1030	Kitchen	6837184	Foodservice Equipment, Refrigerator, 2-Door Reach-In, Replace	15	8	7	1	EA	\$5,096.80	\$5,097						\$5,	097												\$5,097
E1030	Kitchen	6837177	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer, Replace	15	8	7	1	EA	\$5,096.80	\$5,097						\$5,	097												\$5,097
E1030	Kitchen	6837187	Foodservice Equipment, Refrigerator, 3-Door Reach-In, Replace	15	8	7	1	EA	\$7,091.20	\$7,091						\$7,	091												\$7,091
E1030	Kitchen	6837166	Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	8	7	1	EA	\$4,986.00	\$4,986						\$4,	986												\$4,986
E1030	Kitchen	6837179	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels, Replace	15	8	7	1	EA	\$1,883.60	\$1,884						\$1,	884												\$1,884
E1030	Kitchen	6837189	Foodservice Equipment, Mixer, Tabletop, Replace	20	10	10	3	EA	\$3,767.20	\$11,302									\$11,30	2									\$11,302
E1030	Kitchen	6837169	Foodservice Equipment, Conveyor Toaster, Replace	20	10	10	3	EA	\$1,883.60	\$5,651									\$5,65	1									\$5,651
E1030	Kitchen	6837164	Foodservice Equipment, Walk-In, Refrigerator, Replace	20	10	10	1	EA	\$16,620.00	\$16,620									\$16,62	0									\$16,620
E1060	Laundry room	6837159	Residential Appliances, Clothes Dryer, Replace	15	8	7	1	EA	\$720.20	\$720						\$	720												\$720
E1060	Kitchen	6837158	Residential Appliances, Refrigerator, 14 to 18 CF, Replace	15	8	7	1	EA	\$664.80	\$665						\$	665												\$665
E1060	Laundry room	6837172	Residential Appliances, Washer, Replace	15	8	7	1	EA	\$941.80	\$942						\$	942												\$942
G4050	Building Exterior	6877159	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	10	10	6	EA	\$664.80	\$3,989									\$3,98	9									\$3,989
Totals, Unes	calated										\$0 \$0	\$23,490	\$0	\$0 \$2	200,526 \$	\$107,	144 \$11,	681	\$0 \$164,58	7 \$	\$0	\$0	\$0	\$266,747	\$9,750	\$23,490	\$11,681	\$0 \$345,19	7 \$1,164,291
Totals, Esca	ated (3.0% inflation, c	ompounded	l annually)								\$0 \$0	\$24,920	\$0	\$0 \$2	232,464 \$	0 \$131,	773 \$14,	797	\$0 \$221,19	1 \$	\$0	\$0	\$0	\$415,582	\$15,647 5	\$38,825	\$19,885	\$0 \$623,46	\$1,738,549

002 - Fullerton Union High School / Library

Uniformat C	deLocation Descriptio	nID Cost Description	Lifespan (EUL)	EAge R	UL C	QuantityU	nit	Unit Cost * Subtotal 2	023	2024	2025	2026	2027 2028	2029	2030 2031	2032 2033	2034	2035 2036	2037 2038	2039 2	040 2041	2042 2043Defic	ciency Repair Estimate
B2020	Building Exterior	6877257 Glazing, any type, by SF, Replace	30	10	20	8000	SF	\$60.94 \$487,520														\$487,520	\$487,520
B2050	Building Exterior	6877261 Exterior Door, Aluminum-Framed & Glazed, Standard Swing, Replace	30	20	10	8	EA	\$1,440.40 \$11,523								\$11,523							\$11,523
B2050	Building Exterior	6877260 Exterior Door, Steel, Standard, Replace	40	20	20	4	EA	\$664.80 \$2,659														\$2,659	\$2,659
B3010	Roof	6877251 Roofing, Single-Ply Membrane, TPO/PVC, Replace	20	15	5	5100	SF	\$18.84 \$96,064					\$96,064										\$96,064
C1030	Entrance	6837354 Interior Door, Aluminum-Framed & Glazed, Standard Swing, Replace	40	20	20	3	EA	\$1,440.40 \$4,321														\$4,321	\$4,321
C1030	Throughout building	6837356 Interior Door, Wood, Solid-Core, Replace	40	20	20	8	EA	\$775.60 \$6,205														\$6,205	\$6,205
C1070	Throughout building	6837351 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	14700	SF	\$3.88 \$57,007									\$	57,007					\$57,007
C2010	Restrooms	6837360 Wall Finishes, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94 \$997														\$997	\$997
C2010	Throughout building	6837359 Wall Finishes, any surface, Prep & Paint	10	2	8	22050	SF	\$1.66 \$36,647							\$36,647						\$36,647		\$73,294
C2030	Restrooms	6837361 Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94 \$997														\$997	\$997
C2030	Throughout building	6837348 Flooring, Vinyl Tile (VCT), Replace	15	10	5	1000	SF	\$5,54 \$5,540					\$5,540									\$5,540	\$11,080
C2030	Throughout building	6837357 Flooring, Laminate Faux Wood, Replace	15	2	13	4500	SF	\$7.76 \$34,902										\$34,902					\$34,902
C2030	Throughout building	6837349 Flooring, Carpet, Commercial Standard, Replace	10	5	5	9200	SF	\$8.31 \$76,452					\$76,452						\$76,452				\$152,904
D2010	Throughout building	6877255 Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replace	40	20	20	7600	SF	\$5.54 \$42,104														\$42,104	\$42,104
D2010	Restrooms	6837353 Toilet, Commercial Water Closet, Replace	30	20	10	2	EA	\$1,440.40 \$2,881								\$2,881							\$2,881
D2010	Restrooms	6837355 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	20	10	2	EA	\$1,662.00 \$3,324								\$3,324							\$3,324
D2010	Library	6837362 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	5	10	1	EA	\$1,329.60 \$1,330								\$1,330							\$1,330
D2010	Library	6837358 Sink/Lavatory, Vanity Top, Enameled Steel, Replace	30	15	15	1	EA	\$1,218.80 \$1,219											\$1,219				\$1,219
D2030	Mechanical room	6877263 Pump, Sump, Replace	15	3	12	2	EA	\$4,731.16 \$9,462										\$9,462					\$9,462
D3020	Mechanical Room	6877249 Boiler Supplemental Components, Expansion Tank, Replace	40	30	10	1	EA	\$2,415.44 \$2,415								\$2,415							\$2,415
D3050	Mechanical room	6877250 Pump, Distribution, HVAC Heating Water, Replace	15	10	5	1	EA	\$5,650.80 \$5,651					\$5,651									\$5,651	\$11,302
D3050	Mechanical room	6877258 Supplemental Components, Air Separator, HVAC, Replace	15	10	5	1	EA	\$2,193.84 \$2,194					\$2,194									\$2,194	\$4,388
D3050	Throughout building	6877259 HVAC System, Hydronic Piping, 4-Pipe, Replace	40	20	20	7600	SF	\$8.86 \$67,366														\$67,366	\$67,366
D3050	Throughout building	6877254 HVAC System, Ductwork, Low Density, Replace	30	15	15	7600	SF	\$2.22 \$16,842											\$16,842				\$16,842
D3050	Mechanical room	6877252 Air Handler, Interior AHU, Easy/Moderate Access, Replace	30	10	20	1	EA	\$44,320.00 \$44,320														\$44,320	\$44,320
D5020	Electrical room	6877264 Switchboard, 120/208 V, Replace	40	20	20	2	EA	\$55,400.00 \$110,800														\$110,800	\$110,800
D5040	Throughout building	6837350 Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	20	5	15	14700	SF	\$4.99 \$73,294											\$73,294				\$73,294
E2010	Throughout building	6837352 Casework, Cabinetry Economy, Replace	20	10	10	20	LF	\$193.90 \$3,878								\$3,878							\$3,878
G4050	Building exterior	6877248 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	6	EA	\$664.80 \$3,989												\$3,	989		\$3,989
Totals, Unes	calated								\$0	\$0	\$0	\$0	\$0 \$185,900	\$0	\$0 \$36,647	\$0 \$25,351	\$0 \$0	66,469 \$34,902	\$0 \$167,807	\$0 \$3,9	989 \$36,647	\$0 \$780,675	\$1,338,386
Totals, Esca	lated (3.0% inflation, co	ompounded annually)							\$0	\$0	\$0	\$0	\$0 \$215,509	\$0	\$0 \$46,423	\$0 \$34,070	\$0 \$9	94,769 \$51,255	\$0 \$261,437	\$0 \$6.	593 \$62,389	\$0 \$1,409,985	\$2,182,431

002 - Fullerton Union High	School / Locker Rooms
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Uniformat CodeLocation DescriptionID	Cost Description	Lifespan (EUL)E	Age RUL	QuantityUnit	Unit Cost * Subtotal 2023	2024	2025	2026	2027	2028 2	2029 2030	2031	2032	2033 20	34 203	5 2036	2037	2038	2039	2040	2041	2042	2043Deficiency Repair Estimate	
B1020 Throughout building 6878	Roof Structure, Flat, Metal Deck Over Steel Beams, Replace	75	70 5	15000 SF	\$33.24 \$498,600				\$498	8,600													\$498,600	

10/30/2023

2010	Building Exterior	ID Cost Description 6879208 Exterior Walls any painted surface Prop & Paint	10	2	0	25000	SF \$3	t * Subtotal 2023	2024 2025	2026	2027 2028	2029 2030 20 \$83,10				602 100	2 2043Deficien	ncy Repair Estima
2010	Building Exterior	6878298 Exterior Walls, any painted surface, Prep & Paint	10	2	8	25000		32 \$83,100				\$83,10	U		640.000	\$83,100		\$166,20
050	Building Exterior	6878293 Exterior Door, Steel, Standard, Replace	40	25	15	20		80 \$13,296							\$13,296			\$13,2
050	Building Exterior	6878310 Exterior Door, Wire Mesh Metal, Gate, Replace	10	8	2	1		20 \$2,105	\$2,105					\$2,105				\$4,2
2050	Building Exterior	6878316 Exterior Door, Wire Mesh Metal, Gate, Replace	10	8	2	1	EA \$2,105	20 \$2,105	\$2,105					\$2,105				\$4,2
2050	Restrooms	6830223 Exterior Door, Wire Mesh Metal, Gate, Replace	10	7	3	2	EA \$2,105	20 \$4,210		\$4,210				\$4,210				\$8,4
3010	Roof	6878313 Roofing, Single-Ply Membrane, TPO/PVC, Replace	20	15	5	15000	SF \$18	84 \$282,540			\$282,540							\$282,5
3020	Roof	6878312 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	80	LF \$9	97 \$798			\$798							\$7
1030	Throughout building	6830211 Interior Door, Steel, Standard, Replace	40	20	20	29	EA \$664	80 \$19,279									\$19,279	\$19,2
1070	Throughout building	6830233 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	15	10	20260	SF \$3	88 \$78,568					\$78,568					\$78,5
1090	Restrooms	6830214 Toilet Partitions, Plastic/Laminate, Replace	20	10	10	23	EA \$831	00 \$19,113					\$19,113					\$19,
1090	Throughout building	6830220 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	17	3	939	EA \$554	00 \$520,206		\$520,206								\$520,
2010	Throughout building	6830215 Wall Finishes, Ceramic Tile, Replace	40	30	10	5700	SF \$19	94 \$113,681					\$113,681					\$113,
2010	Throughout building	6830231 Wall Finishes, any surface, Prep & Paint	10	5	5	24700	SF \$1	66 \$41,051			\$41,051				\$41,051			\$82,
2030	Throughout building	6830212 Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	5	5	7260	SF \$9	97 \$72,397			\$72,397				\$72,397			\$144,
2030		6830219 Flooring, Ceramic Tile, Replace	40	30	10	3800	SF \$19	94 \$75,787					\$75,787					\$75,
2030	-	6830210 Flooring, Wood, Strip, Replace	30	27	3	4000		62 \$66,480		\$66,480								\$66,
2030		6830213 Flooring, Vivod, Strip, Replace	15	10	5	1200		54 \$6,648		433,100	\$6,648						\$6,648	\$13,
2030	-	6830226 Flooring, Rubber Tile, Replace	15	10	5	4000		97 \$39,888			\$39,888						\$39,888	\$13,
	-				-													
2030	Restrooms	6830230 Flooring, Vinyl Tile (VCT), Replace	15	10	5	50		54 \$277	000:0		\$277						\$277	\$
2010	Building exterior	6878305 Storage Tank, Domestic Water, Replace	30	28	2	1		00 \$6,648	\$6,648									\$6,
2010	Restrooms	7017880 Plumbing System, any type, Repairs per Man-Day, Repair	0	0	0	14		00 \$19,390 \$19,390										\$19,
2010	Utility closet	6878317 Sink/Lavatory, Service Sink, Floor, Replace	35	33	2	1	EA \$886	40 \$886	\$886									\$
2010	Restrooms	6830221 Shower, Ceramic Tile, Replace	30	28	2	10	EA \$2,770	00 \$27,700	\$27,700									\$27
2010	Building exterior	6878290 Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	13	2	6	EA \$1,662	00 \$9,972	\$9,972							\$9,972		\$19
010	Throughout building	Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	8	7	4	EA \$1,329	60 \$5,318				\$5,318						\$5
010	Restrooms	6830232 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	20	10	17	EA \$1,662	00 \$28,254					\$28,254					\$28
2010	Throughout building	6830218 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	5	10	1	EA \$1,329	60 \$1,330					\$1,330					\$1,
2010	Restrooms	6830224 Urinal, Standard, Replace	30	20	10	8	EA \$1,218	80 \$9,750					\$9,750					\$9,
2010	Restrooms	6830222 Toilet, Commercial Water Closet, Replace	30	20	10	19	EA \$1,440	40 \$27,368					\$27,368					\$27,
2010	Laundry room	6830216 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	1	EA \$1,329	60 \$1,330							\$1,330			\$1
2030	Roof	6878295 Supplemental Components, Drains, Roof, Replace	40	35	5	8	EA \$883	08 \$7,065			\$7,065							\$7
3020	Roof	6878308 Boiler, Gas, HVAC, Replace	30	11	19	1	EA \$29,029	60 \$29,030								\$29,03)	\$29
3030	Roof	6878306 Split System, Condensing Unit/Heat Pump, Replace	15	13	2	3	EA \$3,767	20 \$11.302	\$11,302							\$11,302		\$22,
3030	Building exterior	6878296 Air Conditioner, Window/Thru-Wall, Replace	10	8	2	3	EA \$3,213	20 \$9.640	\$9,640					\$9,640				\$19.
3030	-	6830228 Air Conditioner, Window/Thru-Wall, Replace	10	7				60 \$2,438		\$2,438				\$2,438				\$4
3050			15	15	0	2		80 \$11,302 \$11,302		Ψ2,400				Ψ2,400	\$11,302			\$22.
		6878300 Pump, Distribution, HVAC Heating Water, Replace		35	5	22000		54 \$121,880			\$121,880				200,110			
8050		6878289 HVAC System, Hydronic Piping, 2-Pipe, Replace	40						#C: 0==		⊅1∠1,880							\$121
8050	Roof	6878309 Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	18	2	2	EA \$12,188		\$24,376									\$24
8050	Roof	6878315 Make-Up Air Unit, MUA or MAU, Replace	20	18	2	6	EA \$53,184		\$319,104									\$319,
050		6878302 HVAC System, Ductwork, Medium Density, Replace	30	25	5	22000		43 \$97,504			\$97,504							\$97,
060	Roof	6878314 Exhaust Fan, Industrial Dust Collection, 1 to 1.5 HP Motor, Replace	25	25	0	2		00 \$8,864 \$8,864										\$8
060	Storage room	6878288 Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	18	2	1	EA \$1,551	20 \$1,551	\$1,551									\$1
8060	Roof	6878304 Exhaust Fan, Roof or Wall-Mounted, 24" Damper, Replace	20	18	2	3	EA \$3,324	00 \$9,972	\$9,972									\$9
060	Roof	6878299 Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	18	2	2	EA \$1,551	20 \$3,102	\$3,102									\$3
020	Locker room	6878303 Switchboard, 120/208 V, Replace	40	30	10	2	EA \$44,320	00 \$88,640					\$88,640					\$88
030	Throughout building	6878307 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	35	5	22000	SF \$2	77 \$60,940			\$60,940							\$60
050	Throughout building	6878311 Fire Alarm System, Full System Upgrade, Basic/Zoned, Upgrade/Install	20	18	2	22000	SF \$1	66 \$36,564	\$36,564									\$36
050	Utility closet	6878318 Fire Alarm Panel, Fully Addressable, Replace	15	10	5	1	EA \$16,620	00 \$16,620			\$16,620						\$16,620	\$33
030	Laundry room	6830225 Laundry Equipment, Dryer, Commercial, Replace	15	8	7	1	EA \$4,432	00 \$4,432				\$4,432						\$4
030	Laundry room	6830217 Laundry Equipment, Washer, Commercial, Replace	10	3	7	1	EA \$7,756	00 \$7,756				\$7,756				\$7,756		\$15
010	Laundry room	6830229 Casework, Cabinetry Economy, Replace	20	17	3	15		90 \$2,909		\$2,909								\$2
050	Building exterior	6878301 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	8		80 \$5,318		<u> </u>						\$5,318		\$5
									#0 #40= 05=	#E00.043	#0 64 046 CC	00 047 F00 107 11	0 60 6445 151	#0 #40 pm	#0 #400 0==		600 740	
	calated							\$39,556	\$0 \$465,028	\$596,243	\$0 \$1,246,207	\$0 \$17,506 \$83,10	0 \$0 \$442,491	\$0 \$13,850 \$6,648	\$0 \$139,375	\$0 \$34,348 \$83,100 \$29,03	J \$82,712	\$3,279,

10/30/2023

	deLocation Description		Lifespan (EUL)	LAge	RUL	Quantit	_	Unit Cost * Subtotal 20		2024 2	2025 2026	2027	7 2028	2029	2030 2031	2032 2033	2034 2035 2	036 2037 2038	2039 2040 2041	2042 2043Defi	iciency Repair Estima
2010	Math and Science 10-19	7020485 Basement Wall, any type, Skim Coating/Parging, Repair	0	0	0	2500	SF	\$13.30 \$33,240 \$3	33,240												\$33,24
32010	Building Exterior	6877509 Exterior Walls, any painted surface, Prep & Paint	10	2	8	15000	SF	\$3.32 \$49,860							\$49,860				\$49,860		\$99,72
32020	Building Exterior	6877497 Glazing, any type, by SF, Replace	30	25	5	6000	SF	\$60.94 \$365,640					\$365,640								\$365,64
32050	Building Exterior	6877496 Exterior Door, Wood, Solid-Core Decorative High-End, Replace	25	10	15	16	EA	\$1,662.00 \$26,592										\$26,592			\$26,59
33020	Roof	6877503 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	10	10	120	LF	\$9.97 \$1,197								\$1,197					\$1,19
1030	Throughout building	6838653 Interior Door, Wood, Solid-Core, Replace	40	20	20	7	EA	\$775.60 \$5,429												\$5,429	\$5,42
1070	Throughout building	6838649 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	9900	SF	\$3.88 \$38,392									\$38,392				\$38,39
2010	Restrooms	6838652 Wall Finishes, Ceramic Tile, Replace	40	20	20	100	SF	\$19.94 \$1,994												\$1,994	\$1,99
2010	Throughout building	6838651 Wall Finishes, any surface, Prep & Paint	10	2	8	14750	SF	\$1.66 \$24,515							\$24,515				\$24,515		\$49,02
2030	Restrooms	6838644 Flooring, Ceramic Tile, Replace	40	20	20	50	SF	\$19.94 \$997												\$997	\$99
2030	Throughout building	6838645 Flooring, Vinyl Tile (VCT), Replace	15	12	3	4925	SF	\$5.54 \$27,285			\$27,285								\$27,285		\$54,56
2030	Throughout building	6838655 Flooring, Carpet, Commercial Standard, Replace	10	7	3	4925	SF	\$8.31 \$40,927			\$40,927						\$40,	927			\$81,85
01010	Utility Closet	6877507 Elevator Cab Finishes, Standard, Replace	15	10	5	1	EA	\$9,972.00 \$9,972					\$9,972							\$9,972	\$19,94
01010	Building Exterior	6877508 Elevator Controls, Automatic, 1 Car, Replace	20	5	15	1	EA	\$5,540.00 \$5,540										\$5,540			\$5,54
2010	Throughout building	6838656 Sink/Lavatory, Vanity Top, Enameled Steel, Replace	30	15	15	4	EA	\$1,218.80 \$4,875										\$4,875			\$4,87
2010	Restrooms	6838647 Toilet, Commercial Water Closet, Replace	30	15	15	2	EA	\$1,440.40 \$2,881										\$2,881			\$2,88
2010	Utility closet	6838650 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20 \$1,551										\$1,551			\$1,55
2010	Restrooms	6838646 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	2	EA	\$1,662.00 \$3,324										\$3,324			\$3,32
2010	Throughout building	6838648 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	1	EA	\$1,329.60 \$1,330										\$1,330			\$1,33
2010	Utility Closet	6877498 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	15	20	1	EA	\$1,551.20 \$1,551												\$1,551	\$1,55
2010	Classrooms	6877502 Sink/Lavatory, Vanity Top, Enameled Steel, Replace	30	10	20	4	EA	\$1,218.80 \$4,875												\$4,875	\$4,87
3030	Corridoor	6877506 Air Conditioner, Window/Thru-Wall, Residential, Replace	10	5	5	1	EA	\$554.00 \$554					\$554					\$554			\$1,10
3030	Classrooms	6877499 Split System, Fan Coil Unit, DX, Replace	15	0	15	8	EA	\$5,096.80 \$40,774										\$40,774			\$40,77
3030	Building Exterior	6877505 Split System, Condensing Unit/Heat Pump, Replace	15	0	15	8	EA	\$7,866.80 \$62,934										\$62,934			\$62,93
3050	Throughout Building	6877494 HVAC System, Ductwork, Low Density, Replace	30	10	20	14600	SF	\$2.22 \$32,354												\$32,354	\$32,35
5020	Electrical Room	6877504 Secondary Transformer, Dry, Stepdown, Replace	30	12	18	1	EA	\$27,700.00 \$27,700											\$27,700		\$27,70
05020	Electrical Room	6877500 Distribution Panel, 120/208 V, Replace	30	15	15	1	EA	\$8,864.00 \$8,864										\$8,864			\$8,86
2010	Throughout building	6838643 Casework, Cabinetry Economy, Replace	20	15	5	10	LF	\$193.90 \$1,939					\$1,939								\$1,93
2010	Throughout building	6838654 Casework, Cabinetry Economy, Replace	20	8	12	75	LF	\$193.90 \$14,543									\$14,543				\$14,54
3 4050	Building Exterior	6877501 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	16	EA	\$664.80 \$10,637											\$10,637		\$10,63
otals, Unes	ralated							\$:	33,240	\$0	\$0 \$68,211	\$0	\$378,105	\$n	\$0 \$74,375	\$0 \$1,197	\$0 \$52,935 \$40,	927 \$0 \$159,220	\$0 \$10,637 \$129,359	\$0 \$57,173	\$1,005,37

002 Fullerton	Union High	School / Math	and Science 20-26
UUZ - I UIICITUII			

Uniformat (CodeLocation Description	ID Cost Description	Lifespan (EUL)	EAge I	RUL	Quantity	Unit	Unit Cost * Subtotal2023	2024	2025	2026	2027 2028	3 2029	2030 2031	2032	2033 203	4 2035	2036 2	2037 203	8 2039	2040	2041	2042	2043Deficiency	y Repair Estimate
B2010	Building Exterior	6877653 Exterior Walls, any painted surface, Prep & Paint	10	2	8	15000	SF	\$3.32 \$49,860						\$49,860								\$49,860			\$99,720
B2050	Building Exterior	6877639 Exterior Door, Wood, Solid-Core, Replace	25	15	10	14	EA	\$775.60 \$10,858							\$10	0,858									\$10,858
B2050	Building Exterior	6877649 Exterior Door, Steel, Standard, Replace	40	20	20	4	EA	\$664.80 \$2,659																\$2,659	\$2,659
B3020	Roof	6877637 Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	15	5	120	LF	\$9.97 \$1,197				\$1,197													\$1,197
C1030	Throughout building	6838627 Interior Door, Wood, Solid-Core, Replace	40	20	20	9	EA	\$775.60 \$6,980																\$6,980	\$6,980
C1070	Throughout building	6838637 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	9900	SF	\$3.88 \$38,392									\$38,392								\$38,392
C2010	Restrooms	6838630 Wall Finishes, Ceramic Tile, Replace	40	20	20	100	SF	\$19.94 \$1,994																\$1,994	\$1,994
C2010	Throughout building	6838628 Wall Finishes, any surface, Prep & Paint	10	5	5	14750	SF	\$1.66 \$24,515				\$24,515							\$24,51	5					\$49,029
C2030	Restrooms	6838631 Flooring, Ceramic Tile, Replace	40	20	20	75	SF	\$19.94 \$1,496																\$1,496	\$1,496
C2030	Throughout building	6838633 Flooring, Vinyl Tile (VCT), Replace	15	12	3	8000	SF	\$5.54 \$44,320		(\$44,320											\$44,320			\$88,640
C2030	Throughout building	6838626 Flooring, Carpet, Commercial Standard, Replace	10	7	3	1825	SF	\$8.31 \$15,166		5	15,166							\$15,166							\$30,332
D1010	Elevator	6838640 Elevator Controls, Automatic, 1 Car, Replace	20	10	10	1	EA	\$5,540.00 \$5,540							\$5	5,540									\$5,540
D1010	Elevator	6838625 Passenger Elevator, Hydraulic, 2 Floors, Renovate	30	15	15	1	EA	\$66,480.00 \$66,480											\$66,48	0					\$66,480
D2010	Math and Science 20-2	6 6877650 Backflow Preventer, Domestic Water, Replace	30	15	15	1	EA	\$1,218.80 \$1,219											\$1,21	9					\$1,219
D2010	Throughout building	6838629 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	8	7	2	EA	\$1,329.60 \$2,659						\$2,659											\$2,659
D2010	Math and Science 20-2	6 6877638 Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	5	10	1	EA	\$1,662.00 \$1,662							\$1	1,662									\$1,662
D2010	Throughout building	6838632 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20 \$1,551											\$1,55	1					\$1,551
D2010	Throughout building	6838638 Sink/Lavatory, Vanity Top, Enameled Steel, Replace	30	15	15	21	EA	\$1,218.80 \$25,595											\$25,59	5					\$25,595
D2010	Restrooms	6838641 Toilet, Commercial Water Closet, Replace	30	15	15	3	EA	\$1,440.40 \$4,321											\$4,32	1					\$4,321
D2010	Restrooms	6838635 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	3	EA	\$1,662.00 \$4,986											\$4,98	6					\$4,986

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Uniformat Cod	leLocation Description	ID	Cost Description	Lifespan (EUL)E	Age R	UL	Quantity	Unit	Unit Cost * Subtotal2	023	2024	2025 20	26	2027 2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042 204	Deficiency Repair Estimat
D2030	Math and Science 20-26	6877641	Pump, Sump, Replace	15	3	12	2	EA	\$4,731.16 \$9,462												\$9,462								\$9,46
D3030	Elevator	6838639	Air Conditioner, Window/Thru-Wall, Replace	10	7	3	1	EA	\$2,437.60 \$2,438			\$2,43	38									\$2,438							\$4,87
D3030	Building exterior	6877642	Split System, Condensing Unit/Heat Pump, Replace	15	0	15	6	EA	\$7,866.80 \$47,201															\$47,201					\$47,20
D3030	Math and Science 20-26	6877647	Split System, Fan Coil Unit, DX, Replace	15	0	15	6	EA	\$5,096.80 \$30,581															\$30,581					\$30,58
D3050	Math and Science 20-26	6877646	HVAC System, Ductwork, Low Density, Replace	30	10	20	15000	SF	\$2.22 \$33,240																			\$33,240	\$33,24
D5020	22	6838634	Switchboard, 120/208 V, Replace	40	20	20	1	EA	\$49,860.00 \$49,860																			\$49,860	\$49,86
D5040	Throughout building	6838642	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	5	15	9900	SF	\$4.99 \$49,361														(\$49,361					\$49,36
D7030	Math and Science 20-26	6877640	Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	10	5	15000	SF	\$2.22 \$33,240					\$33,240														\$33,240	\$66,48
E2010	Throughout building	6838636	Casework, Cabinetry Economy, Replace	20	15	5	15	LF	\$193.90 \$2,909					\$2,909															\$2,90
E2010	Throughout building	6838624	Casework, Cabinetry Economy, Replace	20	8	12	140	LF	\$193.90 \$27,146												\$27,146								\$27,14
G4050	Math and Science 20-26	6877645	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	15	EA	\$664.80 \$9,972																	\$9,972			\$9,97
Totals, Unesca	alated									\$0	\$0	\$0 \$61,9	23	\$0 \$61,860	\$0	\$2,659	49,860	\$0 \$1	8,060	\$0	\$75,001	\$17,603	\$0 \$2	255,810	\$0	\$9,972	\$94,180	\$0 \$129,470	\$776,39
Totals, Escala	ted (3.0% inflation, comp	ounded a	nnually)							\$0	\$0	\$0 \$67,6	65	\$0 \$71,712	\$0	\$3,270 \$	63,161	\$0 \$2	4,272	\$0 \$	106,933	25,851	\$0 \$3	398,543	\$0 \$	\$16,482	\$160,335	\$0 \$233,837	\$1,172,06

002 - Fullerton Union High School / New Locker Rooms

Uniformat Co	deLocation Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantit	yUnit	Unit Cost	t *Subt	total 2023	20	24 20	25 20	26 20	027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043D	eficiency Repair Estimate
B2010	Building Exterior	6830127	Exterior Walls, any painted surface, Prep & Paint	10	2	8	4750	SF	\$3.3	32 \$15,	,789									\$15,789										\$15,789			\$31,578
C1090	Restrooms	6830134	Toilet Partitions, Plastic/Laminate, Replace	20	2	18	4	EA	\$831.0	00 \$3,	,324																			\$3,324			\$3,324
C1090	Throughout building	6830138	Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	20	2	18	160	EA	\$554.0	00 \$88,	,640																			\$88,640			\$88,640
C2010	Throughout building	6830132	Wall Finishes, any surface, Prep & Paint	10	2	8	4450	SF	\$1.6	66 \$7,	,396									\$7,396										\$7,396			\$14,792
C2030	Throughout building	6830131	Flooring, any surface, w/ Elastomeric Coating, Prep & Paint	10	2	8	3604	SF	\$9.9	97 \$35,	,939									\$35,939										\$35,939			\$71,878
C2030	Office	6830125	Flooring, Carpet, Commercial Standard, Replace	10	2	8	100	SF	\$8.3	31 \$	831									\$831										\$831			\$1,662
C2050	Throughout building	6830136	Ceiling Finishes, any flat surface, Prep & Paint	10	2	8	3904	SF	\$2.2	22 \$8,	,651									\$8,651										\$8,651			\$17,303
D2010	Throughout building	6830137	Water Heater, Electric, Residential, Replace	15	2	13	2	EA	\$997.2	20 \$1,	,994														\$1,994								\$1,994
D3050	Roof	6830133	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	2	18	4	EA	\$8,310.0	00 \$33,	,240																			\$33,240			\$33,240
D3060	Roof	6830139	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, Replace	20	2	18	2	EA	\$1,329.6	60 \$2,	,659																			\$2,659			\$2,659
D5040	Throughout building	6830129	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	2	18	3904	SF	\$4.9	99 \$19,	465																			\$19,465			\$19,465
G2060	Throughout building	6830130	Park Bench, Wood/Composite/Fiberglass, Replace	20	2	18	10	EA	\$664.8	80 \$6,	,648																			\$6,648			\$6,648
Totals, Unes	calated											\$0 \$	50 \$	0	\$0	\$0	\$0	\$0	\$0	\$68,606	\$0	\$0	\$0	\$0	\$1,994	\$0	\$0	\$0	\$0	\$222,583	\$0	\$0	\$293,183
Totals, Esca	lated (3.0% inflation, cor	npounde	d annually)									\$0 \$	50 \$	0	\$0	\$0	\$0	\$0	\$0	\$86,908	\$0	\$0	\$0	\$0	\$2,929	\$0	\$0	\$0	\$0	\$378,932	\$0	\$0	\$468,770

002 - Fullerton Union High School / Office

Uniformat	CodeLocation Descriptio	nID Cost Description	Lifespan (EUI	L)EAge	RUL	Quantity	Unit	Unit Cost	Subtotal2023	2024	2025	2026 202	2028	2029 2	2030 2031	2032 20	33 20	34 2035	2036 2037	2038	2039 2	040 2041	2042 2043Deficie	ncy Repair Estimat
32020	Building Exterior	6876971 Glazing, any type, by SF, Replace	30	15	15	1000	SF	\$60.94	\$60,940										\$	60,940				\$60,94
32050	Building Exterior	6876970 Exterior Door, Aluminum-Framed & Glazed, Standard Swing, Replace	30	20	10	6	EA	\$1,440.40	\$8,642							\$8,6	42							\$8,642
B3010	Roof	6876979 Roofing, Single-Ply Membrane, EPDM, Replace	20	15	5	4000	SF	\$12.19	\$48,752				\$48,752											\$48,75
B3060	Roof	6876983 Roof Hatch, Metal, Replace	30	20	10	1	EA	\$1,440.40	\$1,440							\$1,4	40							\$1,44
C1030	Office	6836905 Interior Door, Aluminum-Framed & Glazed, Standard Swing, Replace	40	25	15	1	EA	\$1,440.40	\$1,440											\$1,440				\$1,44
C1030	Throughout building	6836915 Interior Door, Wood, Solid-Core, Replace	40	20	20	13	EA	\$775.60	\$10,083														\$10,083	\$10,08
C1070	Throughout building	6836908 Suspended Ceilings, Acoustical Tile (ACT), Replace	25	15	10	5510	SF	\$3.88	3 \$21,368							\$21,3	68							\$21,36
C2010	Restrooms	6836904 Wall Finishes, Ceramic Tile, Replace	40	20	20	450	SF	\$19.94	\$8,975														\$8,975	\$8,97
C2010	Office	6836903 Wall Finishes, any surface, Prep & Paint	10	5	5	8640	SF	\$1.66	\$14,360				\$14,360						\$	14,360				\$28,71
C2030	Restrooms	6836916 Flooring, Ceramic Tile, Replace	40	20	20	350	SF	\$19.94	\$6,980														\$6,980	\$6,98
C2030	Break room	6836911 Flooring, Laminate Faux Wood, Replace	15	3	12	500	SF	\$7.76	\$3,878									\$3,878						\$3,87
C2030	Office	6836907 Flooring, Carpet, Commercial Standard, Replace	10	5	5	5210	SF	\$8.3	\$43,295				\$43,295						\$	43,295				\$86,59
C2050	Throughout building	6836910 Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	550	SF	\$2.22	\$1,219				\$1,219							\$1,219				\$2,43
D2010	Utility closet	6876982 Water Heater, Electric, Residential, Replace	15	5	10	1	EA	\$720.20	\$720							\$7	20							\$72
D2010	Throughout building	6876976 Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replace	40	20	20	6060	SF	\$5.54	\$33,572														\$33,572	\$33,57
D2010	Office	6836901 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	12	3	1	EA	\$1,329.60	\$1,330			\$1,330										\$1,330		\$2,65
D2010	Corridor	6876978 Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	10	5	1	EA	\$1,662.00	\$1,662				\$1,662										\$1,662	\$3,32
D2010	Break room	6836918 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	1	EA	\$1,329.60	\$1,330											\$1,330				\$1,33
D2010	Throughout building	6836902 Urinal, Standard, Replace	30	15	15	1	EA	\$1,218.80	\$1,219											\$1,219				\$1,21
D2010	Restrooms	6836912 Toilet, Commercial Water Closet, Replace	30	15	15	4	EA	\$1,440.40	\$5,762											\$5,762				\$5,76
D2010	Utility closet	6876980 Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	20	15	1	EA	\$1,551.20	\$1,551											\$1,551				\$1,55
D2010	Restrooms	6836900 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	3	EA	\$1,662.00	\$4,986											\$4,986				\$4,98
D3050	Roof	6876984 Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	13	7	1	EA	\$12,188.00	\$12,188					\$12,	188									\$12,18

(2)

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Uniformat Co	leLocation Description	ID	Cost Description	Lifespan (EUL)EAge	RUL	Quantity	/Unit	Unit Cos	t * Subtotal202	3	2024	2025	2026	2027	2028	2029	2030	2031	2032 2	033	2034 2	35 2	036 20	37	2038 2	2039 2	2040 2	2041 2	2042 2043	Deficiency Repair Estimat
D3050	Roof	6876974	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	13	7	4	EA	\$8,310.	00 \$33,240							\$33	3,240													\$33,240
D3050	Throughout building	6876975	HVAC System, Ductwork, Low Density, Replace	30	13	17	6060	SF	\$2.	22 \$13,429																	\$13,	429			\$13,429
D5020	Restrooms	6876973	Distribution Panel, 120/240 V, Replace	30	30	0	1	EA	\$6,094.	00 \$6,094 \$6	,094																				\$6,094
D5030	Throughout building	6876985	Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	20	20	6060	SF	\$2.	77 \$16,786																				\$16,786	\$16,786
D5040	Office	6836909	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	e 20	10	10	4000	SF	\$4.	99 \$19,944										\$19,	944										\$19,944
D7030	Throughout building	6876968	Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	10	5	6060	SF	\$2.	22 \$13,429					\$13	3,429														\$13,429	\$26,858
D7050	Throughout Building	6876967	Fire Alarm Panel, Fully Addressable, Replace	15	10	5	1	EA	\$16,620.	00 \$16,620					\$16	5,620														\$16,620	\$33,240
D7050	Server room	6836913	Fire Alarm Panel, Fully Addressable, Replace	15	5	10	1	EA	\$16,620.	00 \$16,620										\$16,	620										\$16,620
E1060	Break room	6836906	Residential Appliances, Dishwasher, Replace	10	5	5	1	EA	\$775.	60 \$776						\$776									\$	5776					\$1,551
E1060	Break room	6836917	Residential Appliances, Refrigerator, 14 to 18 CF, Replace	15	8	7	1	EA	\$664.	80 \$665								\$665													\$665
E2010	Break room	6836914	Casework, Cabinetry Economy, Replace	20	15	5	10	LF	\$193.	90 \$1,939					\$	1,939															\$1,939
G4050	Building exterior	6876977	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	8	12	8	EA	\$664.	80 \$5,318												\$5,3	18								\$5,318
Totals, Unesc	alated									\$6	,094	\$0	\$0	\$1,330	\$0 \$142	2,051	\$0 \$46	5,093	\$0	\$0 \$68,	735	\$0 \$9,1	96	\$0	\$0 \$136	,877	\$0 \$13	,429 \$1,3	330	\$0 \$108,108	\$533,242
Totals, Escala	ted (3.0% inflation, cor	npounde	d annually)							\$6	,094	\$0	\$0	\$1,453	\$0 \$164	4,676	\$0 \$56	6,688	\$0	\$0 \$92,	374	\$0 \$13,1	12	\$0	\$0 \$213	,250	\$0 \$22,	196 \$2,2	264	\$0 \$195,254	\$767,361

002 - Fullerton Union High School / Site

	deLocation Description		(EUL)EAge RUL Quantity Unit Unit Cost * Subtotal 2023 2024	2025 2026 2027 2028 2029 2030 2031 2032 2033	2034 2035 2036 2037 2038 2039 2040 2041 2042 2043Deficiency I	Repair Estimate
B1080	Site	6878473 Stairs, Metal, Exterior, Refinish	3 7 1000 SF \$1.66 \$1,662	\$1,662	\$1,662	\$3,324
B1080	Site	6878462 Stair/Ramp Rails, Metal, Refinish	2 8 850 LF \$2.49 \$2,119	\$2,119	\$2,119	\$4,238
B2010	Pool	6878445 Exterior Walls, Brick, Replace	35 15 5000 SF \$58.72 \$293,620		\$293,620	\$293,620
B2020	Concession building	6836843 Window, Aluminum Double-Glazed, 28-40 SF, Replace	15 15 2 EA \$1,385.00 \$2,770		\$2,770	\$2,770
B2020	Stadium	6878480 Glazing, any type, by SF, Replace	25 5 300 SF \$60.94 \$18,282	\$18,282		\$18,282
B2050	Stadium	6878497 Exterior Door, Steel, Standard, Replace	25 15 6 EA \$664.80 \$3,989		\$3,989	\$3,989
B2050	Pool	6878440 Exterior Door, Steel, Standard, Replace	25 15 4 EA \$664.80 \$2,659		\$2,659	\$2,659
B2050	Stadium	6836837 Exterior Door, Steel, Standard, Replace	20 20 4 EA \$664.80 \$2,659		\$2,659	\$2,659
B2050	Pool	6878499 Exterior Door, Wire Mesh Metal, Gate, Replace	8 2 8 EA \$2,105.20 \$16,842 \$16	6,842	\$16,842	\$33,683
C1030	Concession building	6836835 Interior Door, Steel, Standard, Replace	20 20 2 EA \$664.80 \$1,330		\$1,330	\$1,330
C1090	Stadium	6836845 Toilet Partitions, Plastic/Laminate, Replace	10 10 13 EA \$831.00 \$10,803	\$10,803		\$10,803
C1090	Pool	6836846 Toilet Partitions, Plastic/Laminate, Replace	10 10 5 EA \$831.00 \$4,155	\$4,155		\$4,155
C1090	Pool	6836830 Lockers, Steel-Baked Enamel, 12" W x 15" D x 72" H, Replace	5 15 13 EA \$554.00 \$7,202		\$7,202	\$7,202
C2010	Stadium	6836844 Wall Finishes, Ceramic Tile, Replace	20 20 400 SF \$19.94 \$7,978		\$7,978	\$7,978
C2050	Stadium	6836840 Ceiling Finishes, any flat surface, Prep & Paint	5 5 400 SF \$2.22 \$886	\$886	\$886	\$1,773
D2010	Pool	6878479 Plumbing System, Supply & Sanitary, High Density (excludes fixtures), Replace	38 2 11000 SF \$15.51 \$170,632 \$170	0,632		\$170,632
D2010	Site	6878461 Backflow Preventer, Domestic Water, Replace	25 5 1 EA \$7,312.80 \$7,313	\$7,313		\$7,313
D2010	Pool	6878483 Drinking Fountain, Wall-Mounted, Single-Level, Replace	15 0 8 EA \$1,329.60 \$10,637 \$10,637		\$10,637	\$21,274
D2010	Site	6878477 Drinking Fountain, Wall-Mounted, Bi-Level, Replace	14 1 5 EA \$1,662.00 \$8,310 \$8,310		\$8,310	\$16,620
D2010	Stadium	6836847 Drinking Fountain, Wall-Mounted, Single-Level, Replace	10 5 2 EA \$1,329.60 \$2,659	\$2,659	\$2,659	\$5,318
D2010	Pool	6836833 Toilet, Commercial Water Closet, Replace	20 10 5 EA \$1,440.40 \$7,202	\$7,202		\$7,202
D2010	Pool	6836849 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	20 10 5 EA \$1,662.00 \$8,310	\$8,310		\$8,310
D2010	Pool	6836838 Urinal, Standard, Replace	20 10 2 EA \$1,218.80 \$2,438	\$2,438		\$2,438
D2010	Stadium	6836831 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	15 15 12 EA \$1,662.00 \$19,944		\$19,944	\$19,944
D2010	Stadium	6836832 Urinal, Standard, Replace	15 15 8 EA \$1,218.80 \$9,750		\$9,750	\$9,750
D2010	Stadium	6836834 Toilet, Commercial Water Closet, Replace	15 15 13 EA \$1,440.40 \$18,725		\$18,725	\$18,725
D2010		6836848 Sink/Lavatory, Vanity Top, Stainless Steel, Replace	15 15 1 EA \$1,329.60 \$1,330		\$1,330	\$1,330
D3020	Pool	6878481 Boiler, Gas, HVAC, Replace	11 19 1 EA \$56,286.40 \$56,286		\$56,286	\$56,286
D3030	Stadium	6836842 Air Conditioner, Window/Thru-Wall, Replace	5 5 1 EA \$2,437.60 \$2,438	\$2,438	\$2,438	\$4,875
D3030		6836836 Split System Ductless, Single Zone, Replace	8 7 1 EA \$5,318.40 \$5,318	\$5,318		\$5,318
D3030	Stadium	6878487 Packaged Terminal Air Conditioner, PTAC, Replace	1 14 1 EA \$4,653.60 \$4,654		\$4,654	\$4,654
D4010	Site	6878453 Supplemental Components, Fire Jockey Pump, Replace	20 0 1 EA \$2,659.20 \$2,659 \$2,659		\$2,659	\$5,318
D4010	Site	6878496 Backflow Preventer, Fire Suppression, Replace	25 5 1 EA \$5,761.60 \$5,762	\$5,762		\$5,762
D5010	Site	6878455 Solar Power, Inverter, Replace	0 15 4 EA \$3,324.00 \$13,296		\$13,296	\$13,296
D5020	Site	6878456 Secondary Transformer, Dry, Stepdown, Replace	25 5 2 EA \$7,423.60 \$14,847	\$14,847		\$14,847
D5020	Site	6878447 Secondary Transformer, Dry, Stepdown, Replace	25 5 1 EA \$42,104.00 \$42,104	\$42,104		\$42,104
D5020	Site	6878458 Switchgear, 277/480 V, Replace	25 15 1 EA \$265,920.00 \$265,920		\$265,920	\$265,920
D6060	Site	6878485 Intercom/PA System, Public Address Upgrade, Facility-Wide, Replace	18 2 1021000 SF \$1.83 \$1,866,592 \$1,866			\$1,866,592
E1010	Site	6878471 Charging Station, Electric Vehicle, Dual Connection, Replace	5 10 4 EA \$10,304.40 \$41,218	\$41,218		\$41,218

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	deLocation Descrip		Lifespan (EUL	, ,	RUL	Quantity		Unit Cost * Su		5 2027 2028	2029	2030 20	31 20	32 2033	2034 2	35 2036 2		2043Deficiency Re	•
E1030	Stadium	6878476 Foodservice Equipment, Icemaker, Freestanding, Replace	15	15	0	1	EA	\$7,423.60	\$7,424 \$7,424								\$7,424		\$14,847
E2010	Site	Bleachers, Fixed Steel Frame, Aluminum Benches (per Seat), Replace	25	22	3	2000	EA	\$132.96	\$265,920										\$265,920
E2010	Pool	6878495 Bleachers, Fixed Steel Frame, Aluminum Benches (per Seat), Replace	25	22	3	100	EA	\$132.96	13,296 \$13,296										\$13,296
F1020	Site	6878493 Shed/Gazebo/Shade Structure, Wood or Metal-Framed, Basic/Minimal, Replace	30	25	5	600	SF	\$27.70	16,620	\$16,620									\$16,620
F1020	Site	6878457 Shed/Gazebo/Shade Structure, Wood or Metal-Framed, Standard, Replace	30	25	5	10000	SF	\$55.40	54,000	\$554,000									\$554,000
F1020	Site	6878454 Shed/Gazebo/Shade Structure, Wood or Metal-Framed, Standard, Replace	30	25	5	4000	SF	\$55.40	21,600	\$221,600									\$221,600
F1020	Site	Shed/Gazebo/Shade Structure, Wood or Metal-Framed, Basic/Minimal, Replace	30	25	5	400	SF	\$27.70	11,080	\$11,080									\$11,080
F1050	Pool	6878500 Pool Equipment, Circulation Pump, Replace	25	25	0	1	EA	\$6,758.80	\$6,759 \$6,759										\$6,759
F1050	Pool	6878475 Pool Finishes, Basin & Deck Finishes, Concrete Deck, Replace	50	50	0	6000	SF	\$9.97	59,832 \$59,832										\$59,832
F1050	Pool	6878460 Pool Equipment, Filtration System, Replace	15	13	2	1	EA	\$6,648.00	\$6,648 \$6,648								\$6,648		\$13,296
F1050	Pool	6878449 Pool Finishes, Basin & Deck Finishes, Plaster Basin, Refinish	15	13	2	4700	SF	\$6.87	32,287 \$32,287								\$32,287		\$64,574
F1050	Pool	6878448 Pool Accessories, Diving Board, Replace	30	25	5	1	EA	\$18,171.20	18,171	\$18,171									\$18,171
G2020	Site	6878474 Parking Lots, Pavement, Asphalt, Seal & Stripe	5	3	2	80000	SF	\$0.50	39,888 \$39,888		\$3	9,888			\$39,8	88	\$39,888		\$159,552
G2020	Site	6878442 Parking Lots, Pavement, Asphalt, Mill & Overlay	25	20	5	80000	SF	\$3.88	10,240	\$310,240									\$310,240
G2030	Site	6878469 Sidewalk, Brick/Masonry Pavers, Replace	30	28	2	4236	SF	\$36.56	54,885 \$154,885										\$154,885
G2050	Site	6878439 Athletic Surfaces & Courts, Track Surface, Rubber, Replace	10	3	7	56000	SF	\$5.54	10,240		\$3	0,240					\$310,240		\$620,480
G2050	Site	6878488 Athletic Surfaces & Courts, Baseball/Football, Artificial Turf, Replace	10	3	7	90000	SF	\$16.62 \$	95,800		\$1,49	95,800					\$1,495,800		\$2,991,600
G2050	Site	6878482 Athletic Surfaces & Courts, Tennis/Volleyball, Rubber-Acrylic w/ Integral Color, Resurface	10	3	7	27000	SF	\$4.99	34,622		\$13	34,622					\$134,622		\$269,244
G2050	Site	6878464 Sports Apparatus, Baseball, Batting Cage, Replace	15	8	7	4	EA	\$1,662.00	\$6,648			66,648							\$6,648
G2050	Site	6878492 Sports Apparatus, Scoreboard, Electronic Standard, Replace	25	10	15	3	EA	\$8,864.00	26,592								\$26,592		\$26,592
G2050	Site	6878478 Sports Apparatus, Tennis/Volleyball, Net w/ Posts & Anchors, Replace	20	5	15	5	EA	\$1,551.20	\$7,756								\$7,756		\$7,756
G2050	Site	6878484 Sports Apparatus, Football, Goal Post, Replace	25	8	17	2	EA	\$5,540.00	11,080								\$11,080		\$11,080
G2050	Site	6878466 Sports Apparatus, Basketball, Backboard/Rim/Pole, Replace	25	5	20	4	EA	\$10,526.00	42,104									\$42,104	\$42,104
G2060	Site	6878489 Fences & Gates, Pedestrian Gate, Wrought Iron, Refinish	10	8	2	6	EA	\$132.96	\$798 \$798						\$7	98			\$1,596
G2060	Site	6878443 Fences & Gates, Vehicle Gate, Chain Link Manual, Replace	25	20	5	10	EA	\$1,883.60	18,836	\$18,836									\$18,836
G2060	Site	6878437 Park Bench, Metal Powder-Coated, Replace	20	15	5	25	EA	\$775.60	19,390	\$19,390									\$19,390
G2060	Site	6878465 Trash Receptacle, Medium-Duty Metal or Precast, Replace	20	15	5	60	EA	\$775.60	46,536	\$46,536									\$46,536
G2060	Site	6878467 Fences & Gates, Pedestrian Gate, Aluminized Steel, Replace	25	20	5	12	EA	\$831.00	\$9,972	\$9,972									\$9,972
G2060	Site	6878498 Picnic Table, Metal Powder-Coated, Replace	20	10	10	40	EA	\$775.60	31,024					\$31,024					\$31,024
G2060	Pool	6836841 Park Bench, Wood/Composite/Fiberglass, Replace	20	10	10	2	EA	\$664.80	\$1,330					\$1,330					\$1,330
G2060	Site	6878463 Fences & Gates, Fence, Chain Link 8', Replace	40	25	15	3300	LF	\$27.70	91,410								\$91,410		\$91,410
G2060	Site	6878444 Signage, Property, Monument, Replace/Install	20	18	2	3	EA	\$3,324.00	\$9,972 \$9,972										\$9,972
G2060	Site	6878441 Signage, Property, Building-Mounted Individual Letters, Replace/Install	20	18	2	54	EA	\$166.20	\$8,975 \$8,975										\$8,975
G2060	Site	6878452 Retaining Wall, Concrete Masonry Unit (CMU), Replace	40	20	20	2500	SF	\$66.48	66,200									\$166,200	\$166,200
G2080	Site	6878490 Irrigation System, Controllers & Valves, Repairs & Adjustments, Repair	10	8	2	112000	SF	\$0.44	49,638 \$49,638						\$49,6	38			\$99,277
G2080	Site	6878446 Irrigation System, Pop-Up Spray Heads, Commercial, Replace/Install	20			112000		\$1.11											\$124,096
G4050	Site	6878501 Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, Replace/Install	20	3	17	18	EA	\$4,653.60									\$83,765		\$83,765
G4050	Site	6878450 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	18	-	48	EA	\$664.80											\$31,910
G4050	Site	6878438 Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20		2		EA	\$664.80											\$23,933
				1				711.110	\$87,310 \$8,310 \$2,537,096 \$279,216	\$0 \$1,320,736	¢n ¢4 no	14,178 \$2,1	10 9	0 \$106.470	\$0 \$107,1	66 \$ 0 \$ 44	554 \$786,348 \$8,310 \$2,115,992 \$2,119 \$56,286	\$225.580	
Totals, Unesc		, compounded annually)							\$87,310 \$8,559 \$2,691,605 \$305,107			52,588 \$2,6		\$0 \$106,479 \$0 \$143,099	\$0 \$107,1 \$0 \$152,7		139 \$1,225,104 \$13,335 \$3,497,412 \$3,608 \$98,699		\$9,641,908 \$12,627,475

002 - Fullerton Union High School / Social Science 150-157

Uniformat Co	odeLocation Description	ilD	Cost Description	Lifespan (EUL)	EAge	RUL	Quantit	yUnit	Unit Cost *	Subtota	2023	2024	2025	2026	2027 20	28 2	029 2	030 20	31 20	32 2	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042 2043	Deficiency Repair Estima
B2010	Building Exterior	6878103	Exterior Walls, any painted surface, Prep & Paint	10	3	7	1000	SF	\$3.32	\$3,324							\$3,	324										\$3,324			\$6,64
B2050	Building Exterior	6878101	Exterior Door, Steel, Standard, Replace	40	25	15	4	EA	\$664.80	\$2,659																\$2,659					\$2,65
B2050	Building Exterior	6878105	Overhead/Dock Door, Aluminum, 12'x12' (144 SF), Replace	30	25	5	1	EA	\$4,875.20	\$4,875					\$4,8	75															\$4,87
B3010	Roof	6878109	Roofing, Single-Ply Membrane, EPDM, Replace	20	15	5	7700	SF	\$12.19	\$93,848					\$93,8	48															\$93,84
C1030	Throughout building	6836956	Interior Door, Wood, Solid-Core, Replace	40	20	20	7	EA	\$775.60	\$5,429																				\$5,429	\$5,42
C1070	Throughout building	6836955	Suspended Ceilings, Acoustical Tile (ACT), Replace	25	13	12	9360	SF	\$3.88	\$36,298												\$3	6,298								\$36,29
C1090	Restrooms	6836962	Toilet Partitions, Plastic/Laminate, Replace	20	10	10	3	EA	\$831.00	\$2,493										\$2,	,493										\$2,49
C2010	Restrooms	6836961	Wall Finishes, Ceramic Tile, Replace	40	20	20	300	SF	\$19.94	\$5,983																				\$5,983	\$5,98
C2010	Throughout building	6836965	Wall Finishes, any surface, Prep & Paint	10	2	8	13740	SF	\$1.66	\$22,836								\$22,8	36										\$22,836		\$45,67
C2030	Restrooms	6836960	Flooring, Ceramic Tile, Replace	40	20	20	200	SF	\$19.94	\$3,989																				\$3,989	\$3,98
C2030	Throughout building	6836963	Flooring, Vinyl Tile (VCT), Replace	15	10	5	9160	SF	\$5.54	\$50,746					\$50,7	46														\$50,746	\$101,49
D2010	Corridor	6878099	Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	13	2	1	EA	\$1,662.00	\$1,662		9	\$1,662															\$1,662			\$3,32

10/30/2023

Uniformat C	odeLocation DescriptionI	D	Cost Description	Lifespan (EUL	.)EAge	RUL	Quantit	yUnit	Unit Cost	* Subtotal2	023	2024 202	5 202	26 202	27 202	8 202	29 2030	2031	2032 2	033	2034 20	35 203	36 203	7 2038	2039 2040 2041	1 2042	2 2043Det	ficiency Repair Estimate
D2010	Throughout building	6836966	Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	8	7	2	EA	\$1,329.6	0 \$2,659							\$2,659											\$2,659
D2010	Restrooms	6836968	Toilet, Commercial Water Closet, Replace	30	15	15	3	EA	\$1,440.4	0 \$4,321														\$4,321				\$4,321
D2010	Restrooms	6836964	Urinal, Standard, Replace	30	15	15	1	EA	\$1,218.8	0 \$1,219														\$1,219				\$1,219
D2010	Cabinetry	6836959	Sink/Lavatory, Vanity Top, Stainless Steel, Replace	30	15	15	1	EA	\$1,329.6	0 \$1,330														\$1,330				\$1,330
D2010	Restrooms	6836957	Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	3	EA	\$1,662.0	0 \$4,986														\$4,986				\$4,986
D3050	Throughout building	6878107	HVAC System, Ductwork, Medium Density, Replace	30	25	5	9360	SF	\$4.4	3 \$41,484					\$41,48	4												\$41,484
D3050	Roof	6878104	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	5	15	8	EA	\$12,188.0	0 \$97,504														\$97,504				\$97,504
D5020	Electrical room	6878110	Distribution Panel, 120/208 V, Replace	30	11	19	4	EA	\$2,216.0	0 \$8,864																\$8,864		\$8,864
D5040	Throughout building	6836967	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replace	20	5	15	9360	SF	\$4.9	9 \$46,669														\$46,669				\$46,669
D7030	Throughout building	6878108	Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	13	2	9360	SF	\$2.2	2 \$20,742		\$20,742													\$20,742			\$41,484
D7050	Throughout building	6878106	Fire Alarm Panel, Fully Addressable, Replace	15	13	2	1	EA	\$16,620.0	0 \$16,620		\$16,620													\$16,620			\$33,240
E2010	Cabinetry	6836958	Casework, Cabinetry Economy, Replace	20	10	10	15	LF	\$193.9	0 \$2,909									\$2,	909								\$2,909
G4050	Building exterior	6878100	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	3	17	6	EA	\$664.8	0 \$3,989															\$3,989			\$3,989
Totals, Une	scalated										\$0	\$0 \$39,02	\$	0 \$	0 \$190,95	3 \$	\$5,983	\$22,836	\$0 \$5,	402	\$0 \$36,29	8 \$	0 \$	0 \$158,688	\$0 \$46,337 \$22,836	\$8,864	\$66,148	\$603,367
Totals, Esca	alated (3.0% inflation, com	pounde	d annually)								\$0	\$0 \$41,400	\$	0 \$	0 \$221,36	7 \$	\$7,359	\$28,928	\$0 \$7,	259	\$0 \$51,75	2 \$	0 \$	0 \$247,230	\$0 \$76,587 \$38,877	\$15,543	\$119,470	\$855,772

002 - Fullerton Union High School / Students Restroom

Uniformat C	odeLocation DescriptionID	Cost Description	Lifespan (EUL	.)EAge	RUL	Quantity	/Unit	Unit Cost *Subtota	al 2023	2024	2025	2026	2027 2028	2029	2030	2031	2032	2033	2034	2035	2036 2	037 203	8 2039	2040	2041	2042 2043Def	iciency Repair Estimate
B2050	Building Exterior 68780	Exterior Door, Steel, Standard, Replace	40	25	15	4	EA	\$664.80 \$2,65	i9													\$2,659)				\$2,659
B3020	Roof 68780	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings, Replace	20	18	2	80	LF	\$9.97 \$79	8		\$798																\$798
C1030	Throughout building 68373	Interior Door, Wood, Solid-Core, Replace	40	20	20	2	EA	\$775.60 \$1,55	51																	\$1,551	\$1,551
C1090	Throughout building 68373	Toilet Partitions, Plastic/Laminate, Replace	20	10	10	24	EA	\$831.00 \$19,94	14								\$	19,944									\$19,944
C2010	Throughout building 68373	368 Wall Finishes, Ceramic Tile, Replace	40	20	20	3865	SF	\$19.94 \$77,08	34																	\$77,084	\$77,084
C2030	Throughout building 68373	Flooring, Ceramic Tile, Replace	40	20	20	2577	SF	\$19.94 \$51,39	96																	\$51,396	\$51,396
C2050	Throughout building 68373	Ceiling Finishes, any flat surface, Prep & Paint	10	5	5	2577	SF	\$2.22 \$5,71	11				\$5,711									\$5,71					\$11,421
D2010	Utility closet 68780	097 Water Heater, Electric, Residential, Replace	15	12	3	1	EA	\$720.20 \$72	20			\$720													\$720		\$1,440
D2010	Utility closet 68780	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures), Replace	40	25	15	2000	SF	\$5.54 \$11,08	0													\$11,080					\$11,080
D2010	Utility closet 68780	089 Sink/Lavatory, Service Sink, Floor, Replace	35	25	10	1	EA	\$886.40 \$88	6									\$886									\$886
D2010	Throughout building 68373	373 Sink/Lavatory, Wall-Hung, Vitreous China, Replace	30	15	15	24	EA	\$1,662.00 \$39,88	18													\$39,888	3				\$39,888
D2010	Throughout building 68373	Toilet, Commercial Water Closet, Replace	30	15	15	24	EA	\$1,440.40 \$34,57	o													\$34,570					\$34,570
D2010	Throughout building 68373	366 Urinal, Standard, Replace	30	15	15	15	EA	\$1,218.80 \$18,28	32													\$18,282	2				\$18,282
D5020	Restrooms 68780	Distribution Panel, 120/240 V, Residential Style, Replace	30	25	5	1	EA	\$1,218.80 \$1,21	9				\$1,219														\$1,219
D5030	Throughout building 68780	D94 Electrical System, Wiring & Switches, Average or Low Density/Complexity, Replace	40	25	15	2000	SF	\$2.77 \$5,54	10													\$5,540					\$5,540
D5040	Throughout building 68373	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures, Replacement	ce 20	5	15	2577	SF	\$4.99 \$12,84	19													\$12,849					\$12,849
D7050	Throughout building 68780	Pire Alarm System, Full System Upgrade, Simple Addressable, Upgrade/Install	20	18	2	2000	SF	\$2.22 \$4,43	12		\$4,432																\$4,432
G4050	Building exterior 68780	Exterior Fixture w/ Lamp, any type, w/ LED Replacement, Replace	20	18	2	6	EA	\$664.80 \$3,98	19		\$3,989																\$3,989
Totals, Unescalated									\$0	\$0	\$9,219	\$720	\$0 \$6,929	\$0	\$0	\$0	\$0 \$:	20,830	\$0	\$0	\$0	\$0 \$130,578	\$0	\$0	\$720	\$0 \$130,030	\$299,028
Totals, Escalated (3.0% inflation, compounded annually)										\$0	\$9,780	\$787	\$0 \$8,033	\$0	\$0	\$0	\$0 \$2	27,994	\$0	\$0	\$0	\$0 \$203,43	\$0	\$0	\$1,226	\$0 \$234,849	\$486,107