

Montana State University - Facilities Condition Inventory

Deficiency Detail by Building

Def. Categories

- 1
- 2
- 3
- 4
- 5
- 6
- 7

Site: MSU-Bozeman Main Campus
 Building: Renne Library
 Building Type/ Age Class: Library (28A)
 Const. Date: 1949

Area Correction: 0.93
 Gross Area: 158,895 Sq Ft
 Cost/Sq Ft: \$192.16
 Replacement Cost: \$30,533,263

Last Audit Date: 12/10/2014
 Report Renewal Cost: \$1,954,934
 Deficiency Ratio: 6.4%

Entry #	Component	Initial Entry	Last Update	Def. Cat.	Def %	Unit Cost	Comp. Renew Cost	System Replace Cost	Description	
<i>System: Foundations (1)</i>						Totals:		\$85,104	\$1,283,872	
2328	Exterior Steps/Retaining Walls (B)	11-09-2005	12-10-2014	2	1%	\$2.06	\$3,273		Replace dock.	
5613	Exterior Steps/Retaining Walls (B)	12-10-2014	12-10-2014	2	25%	\$2.06	\$81,831		Upgrade West entrance.	
<i>System: Envelope (2)</i>						Totals:		\$501,472	\$7,086,717	
884	Exterior Walls (A)	11-20-2002	11-09-2005	2	5%	\$26.30	\$208,947		RegROUT stone column.	
885	Exterior Walls (A)	11-15-1993	11-12-2008	2	1%	\$26.30	\$41,789		Repoint 2 east canopies.	
5615	Exterior Walls (A)	12-10-2014	12-10-2014	2	1%	\$26.30	\$41,789		Recaulk mortar.	
5631	Exterior Walls (A)	11-20-2002	11-09-2005	2	5%	\$26.30	\$208,947		RegROUT fascia and soffit.	
<i>System: Floor System (3)</i>						Totals:		\$2,209	\$4,371,201	
5616	Stair Treads/Risers (B)	12-10-2014	12-10-2014	2	1%	\$1.39	\$2,209		Repair stair risers (from room 111 to 112).	
<i>System: Roof System (4)</i>						Totals:		\$15,635	\$1,382,387	
5618	Covering (B)	12-10-2014	12-10-2014	2	3%	\$3.28	\$15,635		Replace roof on SE storage container (room 88).	
<i>System: Finishes (5)</i>						Totals:		\$122,255	\$5,286,437	
5619	Ceilings (B)	12-10-2014	12-10-2014	2	2%	\$12.37	\$39,311		Replace ceiling tiles as needed.	
892	Floor Finishes (D)	11-20-2002	12-14-2011	2	5%	\$7.70	\$61,175		Replace floor covering throughout.	
5620	Floor Finishes (D)	12-10-2014	12-10-2014	2	1%	\$7.70	\$12,235		Replace missing rubber base on 4th floor.	
951	Wall Finishes (E)	11-20-2002	11-12-2008	2	5%	\$1.20	\$9,534		Repaint as necessary.	

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System: Specialties (6)							Totals:	\$48,384	\$357,514	
4629	Toilet Partitions (A)	11-18-1999	12-14-2011	2	15%	\$1.57	\$37,420		Replace toilet partitions.	
4637	Signage/Directories (B)	12-14-2011	12-14-2011	2	10%	\$0.69	\$10,964		Update building info signage.	
System: HVAC System (7)							Totals:	\$863,863	\$3,850,026	
2335	Heating (A)	11-09-2005	11-09-2005	2	2%	\$10.57	\$33,590		Replace steam/condensate piping.	
3667	Heating (A)	11-12-2008	12-14-2011	2	10%	\$10.57	\$167,952		Replace heating coils on all H&V units	
5621	Heating (A)	12-10-2014	12-10-2014	2	5%	\$10.57	\$83,976		Replace terminal unit controls.	
5622	Heating (A)	12-10-2014	12-10-2014	2	4%	\$10.57	\$67,181		Replace condensate pumps in both mech rooms.	
952	Ventilating (B)	11-20-2002	11-20-2002	3	1%	\$1.32	\$2,097		VENTILATE SMALL UNVENTILATED OFFICES IN BASEMENT.	
4638	Ventilating (B)	12-14-2011	12-10-2014	2	8%	\$1.32	\$16,779		Replace terminal unit controls.	
5624	Ventilating (B)	12-10-2014	12-10-2014	2	1%	\$1.32	\$2,097		Upgrade exhaust to basement toilet rooms (82, 83).	
4639	Cooling (C)	12-14-2011	12-10-2014	2	25%	\$12.34	\$490,191		Repair / replace the cooling towers.	
System: Plumbing System (8)							Totals:	\$49,624	\$1,339,485	
4631	Fixtures (A)	11-18-1999	12-14-2011	2	5%	\$2.41	\$19,147		Replace worn out plumbing fixtures throughout.	
4632	Supply Piping (B)	11-18-1999	12-14-2011	2	2%	\$3.64	\$11,568		Replace galvanized water piping.	
5626	Waste Piping (C)	12-10-2014	12-10-2014	2	5%	\$2.38	\$18,909		Review / replace piping.	
System: Electrical System (9)							Totals:	\$254,868	\$2,920,490	
5627	Distribution (C)	12-10-2014	12-10-2014	2	10%	\$8.02	\$127,434		Replace obsolete service panels.	
5628	Distribution (C)	12-10-2014	12-10-2014	2	10%	\$8.02	\$127,434		Replace obsolete / failing outlets.	

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							Totals:	\$11,520	\$1,528,570	
5629	Exit/Emergency Lighting/Alarms (C	12-10-2014	12-10-2014	2	5%	\$1.45	\$11,520		Replace emergency generator.	