

Main Building



2015 Building Condition Survey

Manchester-Shortsville Central School District

43-11-01-04-0-007

ALTERATIONS

BCS-001	Balance education and community activities - need secured zones (@library add corridor door, @ main gym upgrade hardware, @ aud renovate lobby and district office to accommodate toilet rooms)
BCS-002	Science wing - North hall doors do not function properly and are in need of replacement - Emergency Exit
BCS-003	Science wing - Courtyard exterior doors do not function properly and are in need or replacement
BCS-004	HVAC issues - high humidity in courtyard facing rooms at English/SS wing when it is warm out
BCS-005	English/SS wing corridor, clean out cover plates are not flush with floor surface
BCS-006	HS locker rooms and team rooms are in need of renovation - sight line concerns, large communal shower rooms are not used, provide gender neutral changing, bathing, toilet facilities, renovate existing gymnasium accordingly
BCS-007	Cafeteria not set up well for a lock down situation, no way to obstruct view into space - (4) double doors, (1) single door, (9) shades, window security film
BCS-008	District office conference room for 10 people
BCS-009	District office toilet room
BCS-010	District office entry - more recognizable
BCS-011	District office suite - secure entry off main lobby or direct entry from outside
BCS-012	District office suite - better secured location for personal records
BCS-013	Flooding issues at Elementary School west wing - when there is heavy rain water comes in under door and 6 classrooms at end take on water
BCS-014	Aux Gym - Fitness room upgrades
BCS-015	Exterior door replacement - (17) Double, (10) Single
BCS-016	HS kitchen drain issues
BCS-017	BOCES toilet rooms are in need of renovation - (3 sets)
BCS-018	Exterior doors at HS cafeteria in need of replacement
BCS-019	Storage +/- 800sf needed - for cleaning materials, copy paper is currently stored in the bus garage. ES locker rooms are not used, could be reconfigured for storage.
BCS-020	Secondary Gym bleachers are in need of replacement
BCS-021	Secondary Gym basket ball hoops are in need of replacement
BCS-022	Secondary Gym needs acoustical improvements
BCS-023	Secondary Gym scoreboard is in need of replacement
BCS-024	ES classrooms in need of renovation - carpet, paint & casework
BCS-025	ES classrooms - casework replacement
BCS-026	ES classroom toilet rooms need reconstruction - fixtures, wall finishes, floor finishes, ceilings (20% of rooms)
BCS-027	MS office needs reconfiguration - swap to front for secure entry
BCS-028	CAT 5 cable needs to be replaced throughout facility
BCS-029	Network switches - replace with powered switches

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BCS-030	Add CCTV cameras
BCS-031	Network backup needs upgrades
BCS-032	PA system needs to be replaced in its entirety. Need visual indicators for emergency.
BCS-033	MS center pit is dangerous, tripping hazard - terrazzo infill
BCS-034	Grade/water infiltration issues @ MS cross corridor
BCS-035	FACS room needs renovation - perimeter layout would be good
BCS-036	Technology wood shop needs renovation - some CNC equipment, strong robotics activity, more bench space.
BCS-037	MS entry doors are in need of repair - concrete heaved - replace doors and concrete
BCS-038	Conference room 2 at the library does not have heat - investigate
BCS-039	MS classrooms are in need of carpet replacement
BCS-040	MS skylight at pit leaks
BCS-041	MS entry columns are rusting at base
BCS-042	Elementary serving line is not ideal
BCS-043	ES gym windows are in need of replacement
BCS-044	ES gym toilet rooms are in need of renovation - unisex
BCS-045	Repurpose ES locker rooms
BCS-046	ES gym renovation - wall pads, acoustics, refinish floor, paint walls & ceiling, refurbish operable partition, basket ball hoops
BCS-047	ES kitchen renovation - finishes & updated equipment
BCS-048	ES kitchen drain issues
BCS-049	ES entry wants canopy
BCS-050	Exterior vestibule entry doors do not latch well - hardware replacement/upgrades
BCS-051	ES Classroom wing entry doors do not latch - security problem
BCS-052	Classroom wing deterioration due to moisture
BCS-053	ES courtyard door adjacent to gym does not latch properly
BCS-054	Gym - heating is a problem - investigate
BCS-055	ES Serving line - floor drain sewage back-up issue
BCS-056	Corridor floor geyser through floor clean-out cover plate - Investigate and clean
BCS-057	Heat loss through windows - condensation
BCS-058	HVAC - mold issues
BCS-059	Support rooms need flooring replacement
BCS-060	Classroom carpet is in need of replacement
BCS-061	asbestos tile floor deterioration
BCS-062	Window and window treatment renovations needed
BCS-063	Office area has heating issues
BCS-064	BOCES is in need of additional office space - 1-2 more offices
BCS-065	BOCES is in need of additional storage space
BCS-066	BOCES office/support space/storage renovation
BCS-067	Need better coverage with security cameras
BCS-068	Extension PA to announce lockdown
BCS-069	Roof Restoration (2018 - 100%)

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BCS-070	Chemical storage room does not have ventilation, sink, eye wash, fume hood, and required isolated venting of flammable cabinet cannot be verified.
BCS-071	Replace power cords with outlets and provide additional outlets in classrooms
BCS-072	Exterior doors near playground do not function properly - stick and are hard to pull shut.
BCS-073	Corridor lockers are in need of replacement - English/SS, BOCES HS, Art/Technology Corridors
BCS-074	Moisture issues in special education suite
BCS-075	Exhaust issues at science rooms
BCS-076	No drain at emergency eyewash/shower
BCS-077	Window replacement (see BCS-124,127&128)
BCS-078	Cogeneration System (reference NYSERDA study. Includes interconnection, cogen equipment, heat rejection equipment, electrical connection, and gas connections.
BCS-079	Replace bleachers in Secondary Gym - 200 seats
BCS-080	Refinish folding gym door
BCS-081	Remove VAT floors BOCES wing
BCS-082	Remove VAT floors and asbestos ceilings Room 76
BCS-083	Insulate sills at windows on '77 BOCES wing, window replacement assumed to have been completed 1990 (district to verify)
BCS-084	Temperature control in offices poor - piping, reheat and controls for six reheat zones
BCS-085	Replace aux gym scoreboard
BCS-086	Paint tech room ceiling
BCS-087	Terrazzo cracks
BCS-088	Modernize art rooms, windows removed between classrooms and shelves put up. Remove spray booths.
BCS-089	Repair settlement cracking - Crack Monitors
BCS-090	Update home and careers and tech resource rooms
BCS-091	Replace chemical storage room ceiling tiles
BCS-092	Paint gas piping at roof
BCS-093	Replace remainder of original corridor lockers (1977 BOCES Corridor, assumes 100 lockers)
BCS-094	Replace ceilings 1977 BOCES classrooms
BCS-095	Paint exterior canopies, HS, MS, Gym
BCS-096	VAT abatement for carpet or floor replacement (limited removals may reduce cost by 75%)
BCS-097	Replace domestic water piping at corridors - recommended that pipe testing be conducted to verify need (cross reference HW piping replacement for poor water circulation issues)
BCS-098	Refinish floor - feature gym
BCS-099	Provide rack shelving in existing storage rooms for costumes
BCS-100	Replace control joint sealants - aux gym
BCS-101	Add gutters and flashing at HS and ES entry canopy
BCS-102	Replace HS cafeteria tables

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BCS-103	Lighting and ceiling replacement in both cafeterias
BCS-104	Domestic hot water circulation to areas of campus is poor (lack of hot water). ES, cafeteria, MS - hot water and recirculation piping, pumps and insulation.
BCS-105	High efficiency electric motors (reference NYSEERDA study)
BCS-106	Corridor wall finishes throughout - tile
BCS-107	Corridor flooring throughout - rubber tile
BCS-108	Corridor ceilings throughout
BCS-109	Wiring upgrades, additional branch circuit panel and one additional circuit per room.
BCS-110	Provide cover for FA enunciator box or relocate
BCS-111	Replace kitchen equipment including freezer/coolers
BCS-112	Finishes at janitor's closet
BCS-113	Paint Ceiling Secondary Gym
BCS-114	Refinish Aux Gym Floor
BCS-115	Refinish ES Gym Floor
BCS-116	Provide safety straps for gym baskets
BCS-117	Replace concrete entrance pad at auditorium entrance
BCS-118	Masonry Restoration
BCS-119	Snow baffles for air intakes at unit vents (30) and New Gym intakes.
BCS-120	Investigate and clear floor drain block in new girls toilet room
BCS-121	Replace windows (1968) - aluminum sliders do not meet rescue window size of 24" min. (22" existing)
BCS-122	Repair leaks in electrical room in old boiler area
BCS-123	Windows above new gym lobby leak
BCS-124	Replace windows (1958)
BCS-125	Replace windows (1977)
BCS-126	Replace kalwall windows
BCS-127	Replace seating includes ADA seating
BCS-128	Reconstruct timeout areas to meet code requirements for finishes and door hardware
BCS-129	Provide accessible sink at classroom toilet rooms
BCS-130	Remove chimney
BCS-131	Review Old bus garage facility, now storage-demolition and rebuild
BCS-132	Review code as to application of heating system in building
BCS-133	Insulate hot water storage tank
BCS-134	Replace kitchen hoods. Provide ansul system.
BCS-135	Add drains to emergency eyewash stations. 4 locations.
BCS-136	Replace noisy exhaust fan and tie fan control into DDC system. Add exhaust to Prep Room.
BCS-137	Locate gas leak in piping serving fume hood and correct.
BCS-138	Ventilation is lacking in various occupied spaces
BCS-139	Replace non-self closing faucets. Replace dated lavs and flush valves.
BCS-140	Replace dated toilet exhaust fans serving classroom toilet rooms
BCS-141	Library Toilet Room is lacking exhaust

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BCS-142	Entrance vestibules near Room 60 and Maintenance entrances are lacking heat
BCS-143	Tech Room 73 does not have a code compliant dust collection system
BCS-144	FACS Room 77 is lacking an exhaust system
BCS-145	Gym Locker Room air handling units and exhaust fans are dated
BCS-146	Kitchen drain piping has failed
BCS-147	Drain piping has failed
BCS-148	Add lights to football field
BCS-149	Several Data/IT Rooms lack cooling. Add ductless split system.
BCS-150	Replace dated fin radiation (ES kitchen, SS 123, Rm 077, Rm 073)
BCS-151	Concession Stand has a propane range with no hood or ansul system
BCS-152	Add occupancy sensors as required by energy code
BCS-153	Replace incandescent & T12 luminaires.
BCS-154	Replace light fixture lens and cages.
BCS-155	Replace high ceiling area lighting
BCS-156	Replace lighting and systems in various rooms
BCS-157	Replace Auditorium House lights wiring
BCS-158	Provide power for Auditorium seat lighting system if seats are replaced
BCS-159	Replace exterior HID wallpacks in courtyard
BCS-160	Football Field Lighting
BCS-161	Soccer Field Lighting
BCS-162	Add EM lighting throughout to meet current code
BCS-163	Add ATS and segregate life safety loads
BCS-164	Replace clock system with wireless, 120V
BCS-165	Replace dated reliefs/intakes on roof
BCS-166	Add CO Detection systems. Cost of CO system tied into fire alarm system.
BCS-167	Provide Code updates to emergency standby system.
BCS-168	Solar Energy: Add instructional size PV cell for teaching purposes
BCS-169	Wind Energy: Add instructional size wind turbine for teaching purposes
BCS-170	Provide lock-down system for each entity and integrate into Access Control System
BCS-171	Provide sound fields for teaching spaces
BCS-172	Provide sound fields for larger teaching spaces
BCS-173	Replace Gym Scoreboard System
BCS-174	Weather Monitoring Station with Instructional Package
BCS-175	Replace dated rooftop unit serving Music/Costume Area
BCS-176	Investigate issues with delivering hot water heat to outer reaches of building (Pump issue? Piping/control valve issue?)
BCS-177	Replace remaining 1998 unit vents (heating only)
BCS-178	Replace remaining 1998 unit vents (heating/cooling)
BCS-179	Replace cracked water closet in boys locker room
BCS-180	Replace RPZ on cold water feed to heating expansion tank

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SITWORK

SITE-001	Athletic field and play fields provide new asphalt sidewalk around track with improved access to bleachers. Improve stadium entrance circulation and install asphalt. Install 'D' areas, with surfacing. Provide new triple/long jump pit. Reconnect bottom rail to fence fabric. Top dress interior field to provide good drainage practices. Provide new concrete pads adjacent to existing baseball dugouts.
SITE-002	Sprinkler system at field does not work - system lines are deteriorated and been disconnected front head end.
SITE-003	Track is too small, 6 lanes - 8 would be better
SITE-004	Main stadium field scoreboard is in need of replacement
SITE-005	Football field press box is in need of repairs
SITE-006	Southwest parking lot - full asphalt replacemnt at parking, and drop off loop. Remove asphalt sidewalk and concrete curb, replace with concrete sidewalk and granite curb.
SITE-007	Southeast parking lot - full asphalt replacemnt at parking, drive, and drop off loop. Remove concrete sidewalk and curb, replace with concrete sidewalk and granite curb. Drainage improvements. Grout existing stair handrails.
SITE-008	East parking lot - full asphalt replacemnt at parking and entrance drive. Replace concrete sidewalk and install new granite curb. Drainage improvements.
SITE-009	Northeast parking lot - full asphalt replacemnt at parking. Remove asphalt sidewalk and concrete curb, replace with concrete sidewalk and granite curb.
SITE-010	North parking lot - mill and top parking and bus loop. Reset granite curb and replace concrete sidewalk as needed to eliminate tripping hazard.
SITE-011	Northwest parking lot - remove asphalt pavement and concrete curb. Redesign traffic circulation. Install asphalt, granite curb and concrete sidewalk.
SITE-012	LED site lighting upgrades
SITE-013	Accessibility is needed to football/soccer field - for emergency vehicles and handicap (See SITE-001)
SITE-014	Baseball field drainage needs improvement
SITE-015	Filming tower for Soccer, Football, etc.
SITE-016	Toilet rooms needed in proximity to football field and soccer field
SITE-017	Consolidated athletics storage building, elimintate multiple small buildings
SITE-018	Sealer for outdoor pavilion timber frame structure
SITE-019	Roof for timber frame structure
SITE-020	Four black asphalt tennis courts, striping, net, poles, and perimeter fencing
SITE-021	Build pedestrian walk & driveway for cars & buses to Bus Garage
SITE-022	Fence around woods at soccer field
SITE-023	Landscaping around soccer fields

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SITE-024	Outside classroom gazebo for 25 with space to move five-piece band. Location: front lawn
SITE-025	Split face block enclosure at existing dumpster area with gates
SITE-026	Construct new pole vault pad located outside of the football field
SITE-027	Install fencing between playground and parking lot, provide signs at playground - currently a security issue
SITE-028	Redesign front bus loop - bus loop cross traffic is problematic, drop off areas conflict with bus traffic, student drive/parking
SITE-029	Reconstruct south loop sidewalks - concrete - repair south lot pavement
SITE-030	Purchase leveler/lift
SITE-031	Playscape surface reconstruction
SITE-032	Resolve drainage issues - courtyard and building perimeter
SITE-033	Paved access to athletic fields

Bus Garage

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43-11-01-04-5-001

ADDITIONS

BG-BCS-001	Add (2) maintenance bays - (1) flat bay, (1) with 18,000 lb above ground lift.
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ALTERATIONS

BG BCS-002	Bus garage interior is in need of renovation - remove wood framing @ storage mezzanine
BG BCS-003	Overhead door replacement
BG BCS-004	Office reconfiguration
BG BCS-005	Paint Exterior
BG BCS-006	Add ventilation to bus storage and work bays
BG BCS-007	Two gas-fired radiant heaters - flue needs to be reconnected
BG BCS-008	Replace wiring devices with GFI devices.
BG BCS-009	Replace various snap switches and wiring devices.
BG BCS-010	Add OS with relay to control room lighting & DDC occupancy signal
BG BCS-011	Replace incandescent & T12 luminaires.
BG BCS-012	Replace HID light fixtures.
BG BCS-013	Replace emergency lighting coverage batteries.
BG BCS-014	Expand exit luminaire coverage.
BG BCS-015	Add exterior egress discharge emergency lighting.
BG BCS-016	Replace fire alarm system.
BG BCS-017	Replace and expand Security System.
BG BCS-018	Replace and expand analog CCTV system with IP CCTV system.
BG BCS-019	Add additional IP CCTV cameras to system.
BG BCS-020	Add visitor entry system.

SITWORK

BG-SITE-001	Full asphalt replacement at parking and entrance drive. Remove and replace concrete apron around building. Drainage improvements.
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