## Summary and Recommendations

### Client
Menlo Park Fire District

### Campus
Menlo Park Fire District

### Contact
Greg Auger

### Phone
925.998.1828

### Fax
Email
grega@menlofire.org

### Building Name
Station #2

### Building ID
#2

### Building Address
2290 University Avenue

### Commissioned
1956

### Building Type
Fire Station

### Inspect Date
2/29/2012

### Auditor
RH

<table>
<thead>
<tr>
<th>COST SHEET</th>
<th>CATEGORY</th>
<th>SYSTEM</th>
<th>OPS Pri.</th>
<th>Bus. Risk</th>
<th>TCO</th>
<th>COMMENT</th>
<th>ACTION</th>
</tr>
</thead>
<tbody>
<tr>
<td>51</td>
<td>Building Envelope</td>
<td>Doors</td>
<td>2</td>
<td>3</td>
<td>5</td>
<td>Exterior man doors are solid core wood. Several are delaminating from water damage and need to be replaced.</td>
<td>Replace 1ea 36&quot;x80&quot;, 1ea 30&quot;x80&quot;, 1ea 36&quot;x80&quot; w/ 2'x3' lite doors &amp; jambs with steel units.</td>
</tr>
<tr>
<td>52</td>
<td>Building Envelope</td>
<td>Glazing</td>
<td>2</td>
<td>3</td>
<td>4</td>
<td>Windows are OEM single glaze, mill finish aluminum units. They should be replaced with dual glazed, low E units.</td>
<td>Replace 5ea 16&quot;x72&quot;, 2ea 36&quot;x36&quot;, 3ea 36&quot;x60&quot;, 1ea 48&quot;x72&quot; windows with dual glazed, low E units. Includes caulking.</td>
</tr>
<tr>
<td>53</td>
<td>Building Envelope</td>
<td>Finishes &amp; Coatings</td>
<td>2</td>
<td>2</td>
<td>4</td>
<td>Fascia, equipment screen and doors need to be re-painted.</td>
<td>Repaint approximately 300 square feet of 2x10 fascia, 700 square feet of roof top equipment screen (both sides) and 6ea man doors (approx 120 square feet).</td>
</tr>
<tr>
<td>54</td>
<td>Building Envelope</td>
<td>Finishes &amp; Coatings</td>
<td>2</td>
<td>2</td>
<td>4</td>
<td>Caulking around doors and windows has broken down an should be replaced.</td>
<td>Replace approximately 350 lineal feet of caulking.</td>
</tr>
<tr>
<td>71</td>
<td>Interior Shell &amp; Finish</td>
<td>Flooring</td>
<td>1</td>
<td>1</td>
<td>3</td>
<td>Flooring consists of three types; carpet, ceramic tile and concrete. Tile and concrete OK. Carpet shows ware but is serviceable. It should be considered for replacement in 3-5 years.</td>
<td>Replace approximately 50 square yards of glue down roll carpet.</td>
</tr>
<tr>
<td>57</td>
<td>Mechanical</td>
<td>HVAC</td>
<td>2</td>
<td>2</td>
<td>4</td>
<td>There is a single, 4 ton gas pack package unit on the roof. It was installed in 1995 and has exceeded its nominal life expectancy. It should be considered for replacement.</td>
<td>Replace 4 ton gas pack with current and efficient technology</td>
</tr>
<tr>
<td>62</td>
<td>Electrical</td>
<td>Power</td>
<td>4</td>
<td>3</td>
<td>4</td>
<td>Power distribution is through a 40 circuit sub panel. This panel likely dates to original construction. Breakers and parts for this panel may be difficult to find. Consider replacing it with current technology. Panel schedule is not current.</td>
<td>Replace sub panel. Update panel schedule. No other issues noted.</td>
</tr>
<tr>
<td>63</td>
<td>Electrical</td>
<td>Lighting</td>
<td>3</td>
<td>2</td>
<td>2</td>
<td>Exterior light consists of 6ea HPS fixtures. They functioned as designed. Consider replacing them with compact fluorescent units to take advantage of energy savings.</td>
<td>Replace 6ea HPS fixtures with compact fluorescent. No other issues noted.</td>
</tr>
</tbody>
</table>