**BUILDING GENERAL CONDITION EVALUATION FORM**

Asset Location: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Asset Name (description): \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Asset ID: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Is this asset funded by ISC? □ YES □ NO If yes, what is the CAIS ID \_\_\_\_\_\_\_\_\_\_\_\_

ACRS-ID (Asset Code-No-Ext *e.g.*, A1A-008000-01):\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

|  |  |
| --- | --- |
| Year of Construction: |  |
| Area (m2): |  |
| Number of Storeys: |  |

**ASSET INFORMATION/DESCRIPTION:**

|  |  |
| --- | --- |
| Construction (e.g. wood framed): |  |
| Foundation material (e.g. concrete): |  |
| Roof assembly material (e.g. shingles): |  |
| Exterior Finishing (e.g. aluminum siding): |  |
| Interior Finishing (e.g. drywall): |  |
| Life Safety Systems and Fire Protection: | □ Fire Alarm  □ Emergency Lights  □ Fire Extinguisher  □ Other: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ |
| Fire system last inspected by: |  |
| Date of fire system inspection: |  |

**PRIOR MAINTENANCE ISSUES IDENTIFIED:**

*Have there been any complaints? What were they regarding?*

|  |  |
| --- | --- |
| Date Inspected (dd/mm/yyyy): |  |
| Inspected By (please print name): |  |

**VISUAL CONDITION EVALUATION**

|  |  |  |
| --- | --- | --- |
| **10** | **Very Good Condition** | Only normal maintenance required |
| **7-9** | **Minor Defects Only** | Minor maintenance required (5%) |
| **3** | **Maintenance Required to Return to Acceptable Level of Service** | Significant maintenance required (10-20%) |
| **4** | **Requires Renewal** | Significant renewal/upgrade required (20-40%) |
| **5** | **Asset Unserviceable** | Over 50% of asset requires replacement |

|  |  |  |
| --- | --- | --- |
| **Component** | **Condition Grading** | **Nature of Problem ,  *if rating other than 1-Very Good*** |
| **Exterior Building Condition** |  |  |
| Foundation/Structure |  |  |
| Walls |  |  |
| Roof |  |  |
| Windows/Doors |  |  |
| Trim |  |  |
| **Interior Building Condition** |  |  |
| Floors |  |  |
| Walls |  |  |
| Ceilings |  |  |
| Fixed Equipment |  |  |
| **Mechanical Systems Condition** |  |  |
| Plumbing |  |  |
| Heating |  |  |
| Cooling |  |  |
| **Electrical Systems Condition** |  |  |
| Lighting |  |  |
| **Safety/Building Code** |  |  |
| Means of Exit |  |  |
| Fire Control Capability |  |  |
| Fire Alarm System |  |  |
| Emergency Lighting |  |  |
| Fire Resistance |  |  |
| **OVERALL CONDITION GRADE** |  |  |

**MAINTENANCE ISSUES IDENTIFIED BY ASSESSMENT:**

**ADDITIONAL NOTES**