



Shasta-Tehama-Trinity Joint Community College District

Facilities Master Plan 2014-2030

Shasta College (Main Campus)

11555 Old Oregon Trail
P.O. Box 496006
Redding, CA 96049-6006

Health Sciences and University Center

1400 Market Street
Redding, CA 96001

Intermountain Campus

37581 Mountain View Road
Burney, CA 96013

Tehama Campus

770 Diamond Avenue
Red Bluff, CA 96080

Trinity Campus

30 Arbuckle Court
Weaverville, CA 96093



Shasta College

www.shastacollege.edu



Introduction

I am pleased to present the *Facilities Master Plan* for the Shasta-Tehama-Trinity Joint Community College District. This document represents a great deal of diligent work, and provides a solid foundation for the District's planning needs over the coming years. I believe the content of this document demonstrates Shasta College's commitment to good stewardship of the physical facilities which the taxpayers of our counties have funded over the history of our college. It also shows the many needs that must be addressed in the coming

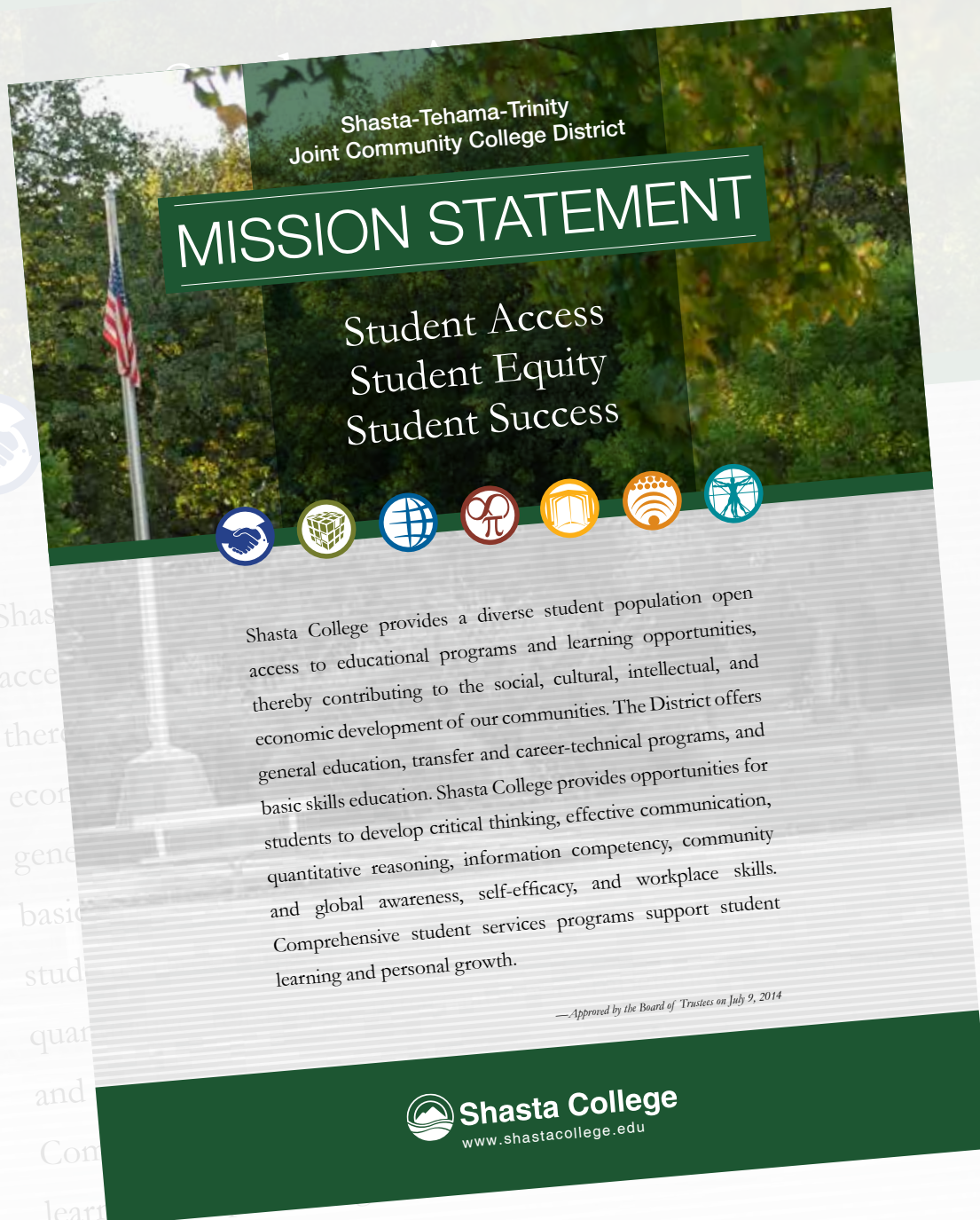
years to preserve, maintain and enhance the college's facilities to continue the history of excellent service and educational opportunity for the residents of our communities.

I want to acknowledge and thank those involved in researching and creating this document. I am confident that we will put this plan to good use and that it will assist us in our efforts to fulfill our educational mission in the coming years.

Joe Wyse, Superintendent/President



MISSION STATEMENT




Shasta-Tehama-Trinity
Joint Community College District

MISSION STATEMENT

Student Access
Student Equity
Student Success

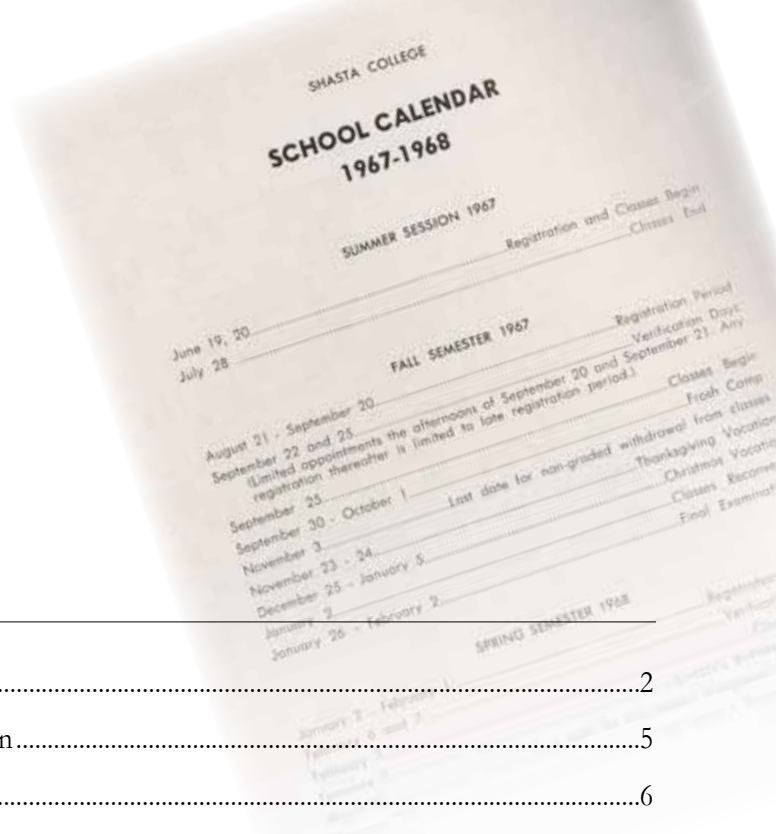
Shasta College provides a diverse student population open access to educational programs and learning opportunities, thereby contributing to the social, cultural, intellectual, and economic development of our communities. The District offers general education, transfer and career-technical programs, and basic skills education. Shasta College provides opportunities for students to develop critical thinking, effective communication, quantitative reasoning, information competency, community and global awareness, self-efficacy, and workplace skills. Comprehensive student services programs support student learning and personal growth.

—Approved by the Board of Trustees on July 9, 2014

 **Shasta College**
www.shastacollege.edu

—Approved by the Board of Trustees on July 9, 2014





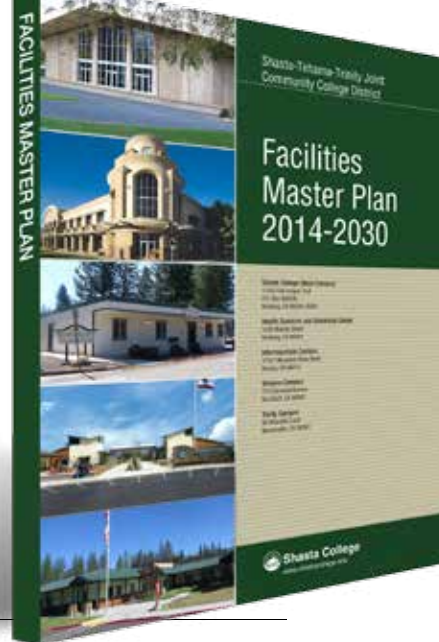
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Administration Building
Foundation, February 1967

Historical photos courtesy of the
Shasta Historical Society.



Purpose of the Facilities Master Plan

A. Facilities Mission Statement

The Facilities Master Plan (FMP) will support the values and goals established by the Educational Master Plan. It will provide a framework for future development, including the placement of new facilities, renovation of existing facilities and the improvement of a number of campus-wide sites. It will provide guidance and support for future funding opportunities.

B. Goals of the FMP

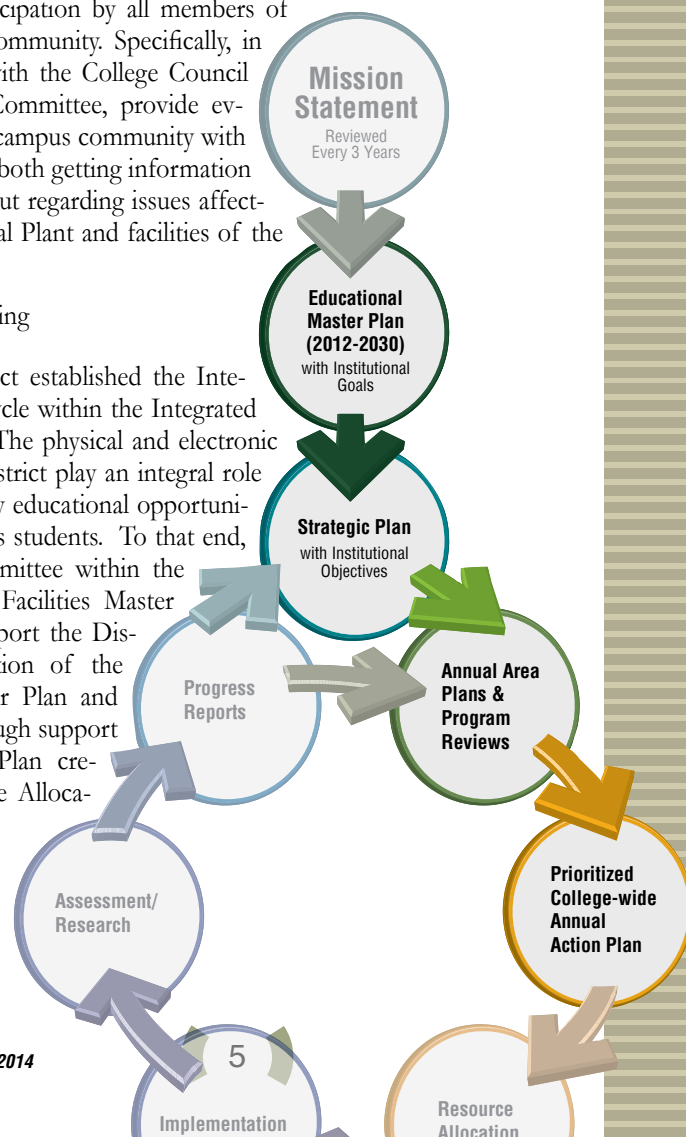
1. Support the learning process by providing learning environments that inspire.
2. Quantify the existing uses of the District's facilities.
3. Provide a framework for decision making about utilizing available maintenance and construction funds.
4. Guide maintenance efforts to the areas of highest need.
5. Evaluate our learning environment in relation to the programs that are offered.
6. Create a welcoming learning environment for all.
7. Provide a framework for decision making about technology that supports the future learning environments.

C. Campus Planning Principles

1. Keep student welfare and success foremost
2. Assure that recommendations are evidence-based (data-driven, realistic, and feasible.)
3. Support a facilities planning approach that is transparent, timely, and objective
4. Promote participation by all members of the campus community. Specifically, in cooperation with the College Council and Budget Committee, provide everyone in the campus community with an avenue for both getting information and giving input regarding issues affecting the Physical Plant and facilities of the District.

D. Integrated Planning

In 2012 the District established the Integrated Planning Cycle within the Integrated Planning Manual. The physical and electronic facilities of the District play an integral role in delivering quality educational opportunities to the District's students. To that end, the Facilities Committee within the District, and this Facilities Master Plan, serve to support the District's implementation of the Educational Master Plan and Strategic Plan through support of Annual Area Plan creation and Resource Allocation decisions.





Shasta College 1950 – 1967

History of the District

Founded in 1948, the District's 337 acre main campus in Redding was constructed primarily between 1966 and 1972, and includes the majority of the facilities still in use today. These facilities include the library, administration building, two science buildings, several classroom buildings, the theatre and music buildings, the gymnasium, locker rooms and athletic fields, the farm with its buildings, and several career-technical education buildings.

Facilities at the main campus in Redding have expanded to match the growth in the student population. The most recent additions and improvements to facilities were made possible by a \$34

million general obligation bond passed by local voters in 2002 and the approval of a state-wide school facilities bond passed in 2006 from which the college was allocated \$11.2 million. Additionally, lease revenue bonds have made it possible for the District to complete a variety of projects, including energy efficiency improvements, renovations of existing buildings, construction of a 1 megawatt solar field, and other scheduled maintenance projects. As a result of the general obligation bond, a state-of-the-art Early Childhood Education Center Lab School and instructional facility opened on the main campus in 2005. The science laboratories and the theatre located on the main campus were remodeled. Located nearby in downtown Redding, 10 miles west of the main campus, the 44,000-square-foot Health Sciences and University Center opened in 2007. This facility houses the college's Dental Hygiene and Nursing Programs as well as hosting baccalaureate degree programs offered by both public and private universities. The state-funded Learning Resources Center opened on the main campus in 2009, housing the new technology hub for the District and providing student access to computers and support in English as a Secondary Language (ESL), mathematics, and business as well as housing the Writing Center.

Each of the Extended Education campuses was created to provide and support instruction and services throughout the District's 10,000 square mile geographical region. To serve students across the District, education sites were established to the east, west, and south of the main campus in the mid-1970's. The general obligation bonds provided funding for the creation of the Tehama Campus and the Trinity Campus. Following is a description of the three education facilities located 30 to 50 miles away from the main campus in Redding:





Tehama Campus: Located 30 miles from the main campus in Redding, instruction in Red Bluff was initially offered at various temporary sites. In 1988 these services moved into a leased single-wide trailer on the campus of Red Bluff High School. In 1991, additional office and classroom space was leased. The current 14,000 square foot Tehama Campus was built in 2008 to replace the smaller campus of modular buildings.

approximately \$300,000 annually. Another project was to replace the central plants for heating, ventilation and air conditioning on the main campus in 2008; this project reduced energy use by 16% and received an honorable mention award at the 2009 UC-CSU-CCC Sustainability Conference.

Trinity Campus: Located 50 miles from the main campus, courses were offered at the Trinity Campus in Weaverville at various temporary sites. In 1997, the Trinity Campus occupied leased storefront space and in 2008 moved to modular buildings on the current site in Weaverville.

Intermountain Campus: Also located 50 miles from the main campus, the Intermountain Campus began in 1974 with instruction housed at various temporary sites. Full-time staff was added in 1998 in facilities leased from Burney High School. The current Intermountain Campus, located in the town of Burney on property leased from the high school district, opened in 2004.

The District's permanent buildings now include approximately 575,000 square feet with 36 major buildings at five locations. Instruction can be offered at each of the five locations simultaneously through interactive technology which first was offered as an educational modality by the District in 1997.

In keeping with the District's sustainability efforts, a portion of the lease revenue bond funding was dedicated to reducing the District's carbon footprint. One notable project was to install a solar field at the main campus. This resource provides the main campus with 36% of its electricity, saving





The District Today

The facilities within the District serve to support 14 associate degrees for transfer to the CSU system; a University Studies transfer degree with 24 areas of emphasis; a General Studies associate degree with 22 areas of emphasis; 30 associate degrees primarily in career-technical areas; and 51 certificates that address the needs of employers. Through courses offered at the main campus, off-campus sites, and via distance education, the District served 14,040 individual students or 7,920 full-time equivalent students in both credit and non-credit courses in 2010-2011.

The District's facilities house a wide range of instructional programs and support services, including open access computer laboratories, counseling, tutoring, financial aid, performing arts and athletic events, student activities, veterans' services, lecture series, workshops, and art exhibits. In 2012, 17 different intercollegiate athletic teams participated in state competitions, ranging from football to swimming and diving.

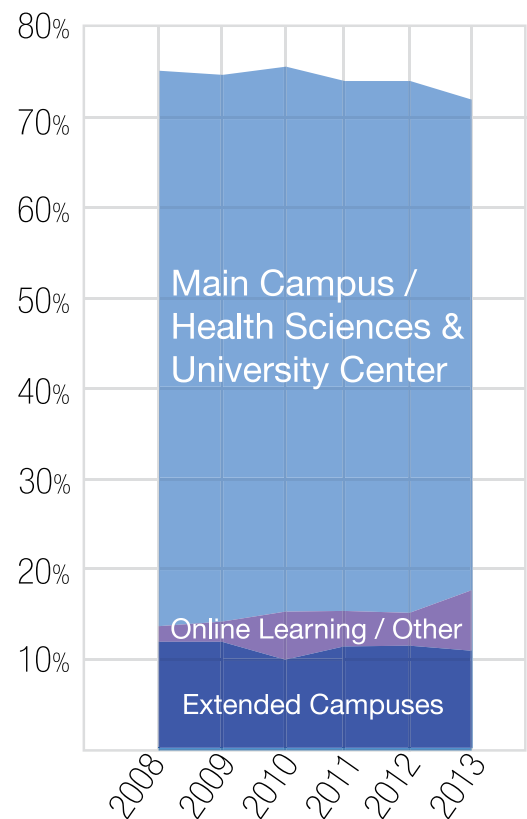
Given the breadth of the District's boundaries, there are extensive offerings in distance learning online and through interactive television. The facilities expansion and improvements described in the previous section upgraded and expanded the Interactive Television system, which now provides the means to schedule courses at up to five locations throughout the District taught by a single instructor. Online offerings have increased, yet the lack of broadband access for all of the District's potential students continues to be a challenge.

Accessibility

The District has long been dedicated to providing access to students with disabilities – both in programs and facilities. The District's sites and facilities have been surveyed by the Office of Civil

Rights (OCR) to determine where the District's facilities may have barriers to students with disabilities. A link to the OCR report is included in the supporting reports section of this document. The findings of the OCR report serve as a guide for the District in creation of an accessibility upgrade plan and is continually referenced as the District implements projects to address barriers to access on its campuses.

Instructional Location Trends





Sustainability

The District is committed to sustainability both in its operations and the educational opportunities presented to students. In keeping with the District's sustainability efforts, a portion of the lease revenue bond funding was dedicated to reducing the District's carbon footprint.

One notable project was the installation of a 1 Megawatt solar field at the main campus in 2010 - a first step in becoming grid neutral. This resource provides the main campus with 36% of its electricity, saving approximately \$300,000 annually.

The District replaced the central plants for heating, ventilation and air conditioning on the main campus in 2008 leading to the reduction in energy use by 16% and receipt of an honorable mention award at the 2009 UC-CSU-CCC Sustainability Conference.

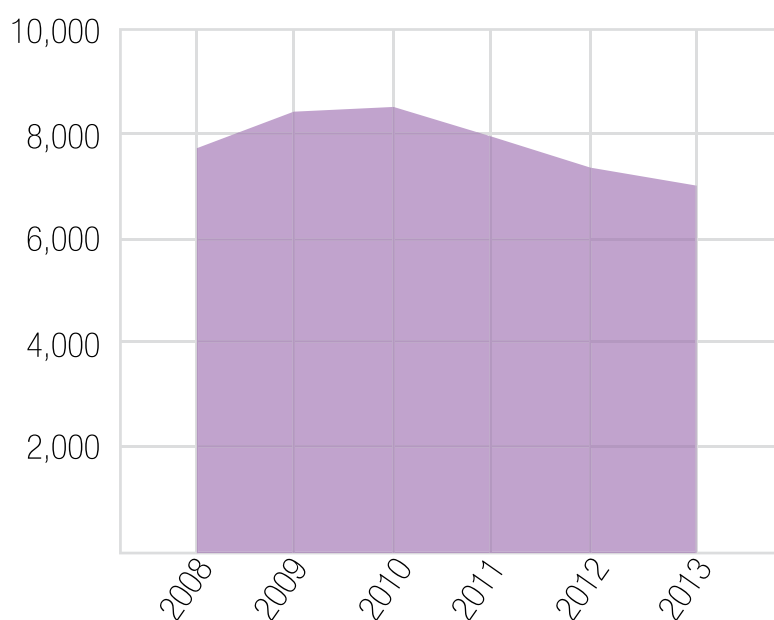
The District installed LED site and parking area lighting in summer 2014 to reduce electrical loads and provide for improved security and safety at the District's main campus.

The District has begun work on a campus-wide landscaping revitalization whereby the District is removing non-native plant species and replacing them with native, water conserving plant species. Many of the replacement plants are being grown by students on the campus farm completing an educational circle whereby the students learn what plants are appropriate to the area, have the opportunity to grow them and plant them, and see the beneficial affect they have on the functioning campus environment.

Security

Maintaining security for the District's facilities, staff, and students is of paramount concern to the District. Each project is reviewed to flush out opportunities to improve overall security as a result of the project. The District is currently planning on installing additional cameras and alarm systems at the main campus to address security and safety concerns. The main campus landscaping revitalization has the added benefit of improving open spaces and site lines through the campus in an effort to reduce the potential opportunities for criminal activity.

District Total FTES





Main Campus

The District's main campus includes the main site located at 11555 Old Oregon Trail and the downtown site both located in Redding. The 337-acre main site is comprised of 83 buildings, totaling approximately 495,000 square feet of educational building space as well as multiple sports fields. The downtown site is comprised of one 2-story building totaling approximately 44,000 square feet.

Utility Infrastructure:

Various components of the main site's utility infrastructure have been upgraded over time. The gas line was upgraded taking the place of the propane back up system in 2010. The building lighting was upgraded in 2004. The Energy Management System (EMS) was upgraded from 1999 to 2008. The fire monitoring system was upgraded in 2006 to

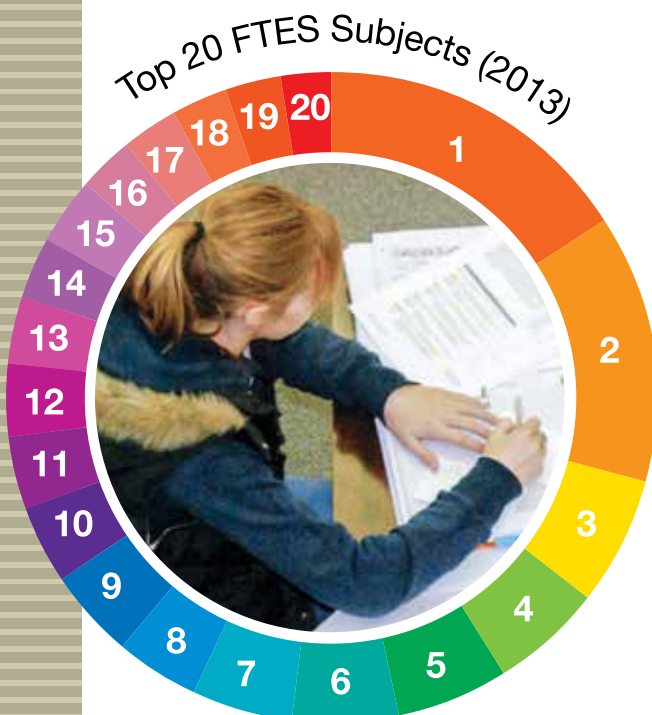
2011. A boilers and chiller upgrade took place in 2008. Lastly, a 1 Megawatt solar field was added in 2009. The sewer system, however, is still in need of an upgrade. While the remaining systems are in good working order and meet current codes, the sewer system does not. The sewer system's clay and asbestos piping requires constant maintenance and repair due to extensive root intrusion.

Site Facilities

The Main Campus has significant acreage which can be divided up into three main categories: farm, grounds, and athletic facilities.

The majority of the site is used for the farming curriculum. The farm grows many crops as part of the farm related curriculum including the popular Christmas tree farm. The portions of the site used by the farm appear adequate for that use and are in a reasonable condition given their use.

The grounds are those areas of the site immediately surrounding the campus buildings. Although these have received periodic minor updates, they are in need of improvements – specifically in terms of accessibility as previously described. The vegetation amongst the grounds has begun to be revitalized as also previously described.





The campus athletic facilities have seen few updates since their initial construction. These facilities include the baseball field, tennis courts, football field, playing field, pool, softball field, soccer field, and the track. Amongst these, the most significant upgrade was the track – which was updated from decomposed granite to an all-weather surface. The gymnasium floor and bleachers have also been upgraded. The capacity of these facilities appears adequate for the student population; however, they often are inadequate when community use needs are included. The condition of these facilities is generally good with regular maintenance occurring. The division deans were asked to rate the adequacy of these athletic facilities using the scale:

1 = Poor, 2 = Fair, 3 = Good, 4 = Excellent.

Although there appears to be room for improvement in a couple of categories, these facilities are generally adequate for their purpose having received an average rating of 3 (Good). See table below.

Built Facilities

In keeping with the Chancellor's Office FMP recommendations, the main campus buildings were analyzed in terms of Capacity, Condition, Adequacy and Efficiency. Each of these is described below. Definitions can be found in the glossary section of this document.

Capacity

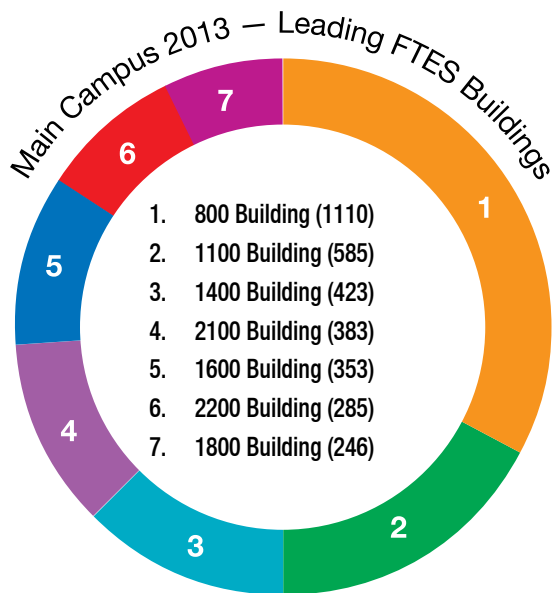
The main campus of the District serves in excess of 5,000 students physically present within the campus facilities, a bit less than the peak student enrollment seen in 2010. This accounts for the majority of the District's students. Approximately one third of these students were served by just two buildings – 800 and 1100 – where the majority of the core curriculum general education courses are taught

Although the main campus, with a combined total stations of just over 6,600, has capacity for some increased enrollment, the facilities are not able to



Facility Adequacy Ratings

	Location and Access	Safety and Security	Environment	Room Surfaces	Non-Tech Equipment
Baseball Field	3	3	3	3	3
Tennis Courts	3	3	3	3	3
Football Field	3	3	3	3	3
Playing Field	3	3	3	3	3
Pool	3	3	3	3	3
Softball Field	3	3	3	3	3
Soccer Field	3	3	2	3	3
Track	3	3	2	3	3



be efficiently used due to the current configurations of the teaching and laboratory spaces. As the teaching methodologies and subjects have evolved through the decades since the campus was constructed, the facilities have not been able to be adjusted to best meet the needs of those programs.

Condition

The majority of the main campus buildings were designed for a 100 year life and are currently 47 years into that lifespan. Thus the core structural elements are not an issue. The core structural elements do not include internal components such as the heating/cooling and electrical distribution systems that were designed for a 35 year lifespan. Additionally, these buildings have not been able to keep up with the rapidly changing needs of the campus instructional programs. The majority of the buildings are in need of remodeling and/or reconfiguration in order to best serve the requirements of current programs.

Facilities Condition Index (FCI)	
Condition	FCI
Good	0 – 5%
Fair	6 – 10%
Poor	10% and above

One standard assessment of the condition of buildings is the Facilities Condition Index (FCI). The Average FCI of the main campus buildings is in excess of 30% with many of the older buildings having FCI numbers over 70%. Additionally, the Facility Assessment completed in 2003 indicated that the replacement cost of the campus buildings exceeded \$128 million and the cost for needed repairs exceeded \$42 million. The 2014 costs, at the



writing of this FMP, would therefore be \$165 million for replacement and \$54 million for repairs.

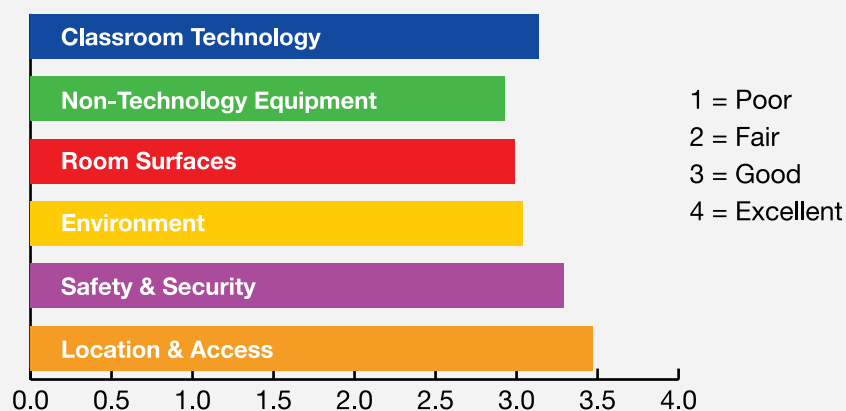
Adequacy

To ascertain the adequacy of the learning environments contained within the District's facilities, the District surveyed the Division deans. Each division was asked to rate the facilities they use in the following categories using a scale of 1 – 4 (4 = Excellent, 3 = Good, 2 = Fair, 1 = Poor):

- Location and Access
- Safety and Security
- Environment
- Interior and Exterior Space
- Equipment
- Telecommunications/Information Systems

The survey results are shown in the graph below. The average ratings for each building are shown in the building appendix.

Main Campus Classroom Facility Average Adequacy





Efficiency and Cost Efficiency

In determining what projects should be pursued the District will consider both building and cost efficiency. The CCCCCO publishes recommended building efficiencies. The efficiency of each building as compared to the Chancellor's office recommendation is included in the Building Appendix. On average, the District's buildings are approximately 65% efficient. Renovation/remodel work should strive to increase this to 75% to be more in line with CCCCCO recommendations.

Cost efficiency should also be considered. When evaluating a project, it should be determined if a remodel is more cost effective than a building replacement and vice versa. Furthermore, long term benefits of upgrades should be considered.

A summary of the main campus' seven highest FTES buildings statistics is presented in the following table.

Building Statistics – Top 7 Buildings by FTES							
Building	GSF	ASF	Efficiency (%)	FCI (%)	FTES	Stations	Year Built
800 Social Science	20,135	12,627	62.71	77.62	1110	786	1967
1100 Math/Eng	9,357	6,679	71.38	83.84	585	320	1967
1400 Physical Science	16,052	10,927	68.07	79.11	423	296	1967
2100 Extended Ed & General	14,985	14,985	57.83	78.63	383	366	1967
1600 Life Science	15,817	11,052	69.87	83.39	353	307	1967
2200 Business Education	13,183	7,051	53.49	82.71	285	238	1967
1800 Locker Bldg	23,970	18,856	78.66	90.99	246	40	1967

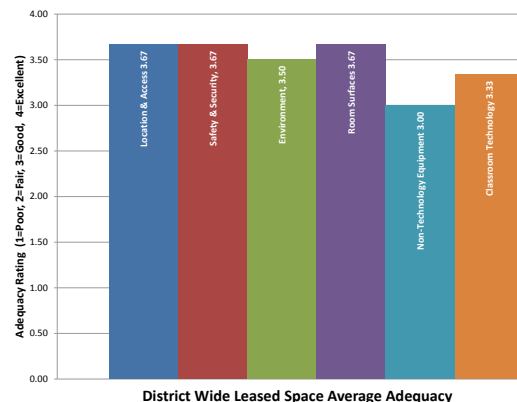


Identified Needs

At the time of the writing of this Facilities Master Plan, the District had generated the following identified needs and/or future plans for the main campus. This list is not exhaustive nor is it in any priority order.

- Enhance the efficiency of the buildings to better align with CCCCO recommendations
- Complete north water loop to ensure better water supply for domestic, farm, and fire use
- Continue installation of security cameras throughout campus
- Air handler and ductwork upgrade campus wide
- Construct additional classroom for farm curriculum
- Install emergency notification system
- Install emergency lockdown system
- Reconfiguration/renovation of buildings to better align with current curriculum needs
- Restroom and locker room accessibility and function upgrades
- Irrigation system upgrade for improved water conservation
- Pool upgrade
- Campus-wide flooring upgrade
- Parking lot upgrades
- Completion of the bike paths throughout campus





Extended Education Campuses

Each of the District's three extended education campuses provides traditional and two-way interactive television instruction, student services, and computer laboratories. A majority of instruction is general education transfer, basic skills, and career-technical education in select disciplines. Only the Tehama Campus has a science laboratory.

In addition to the three extended campuses, each of the Extended Education campuses currently

rents local facilities to provide specialized instructional space (e.g., ESL) or short-term offerings that cannot otherwise be accommodated. The District also delivers instruction to other instructional sites in as many as 14 communities throughout the region.

A summary of the extended campus' building statistics is presented in the table below.

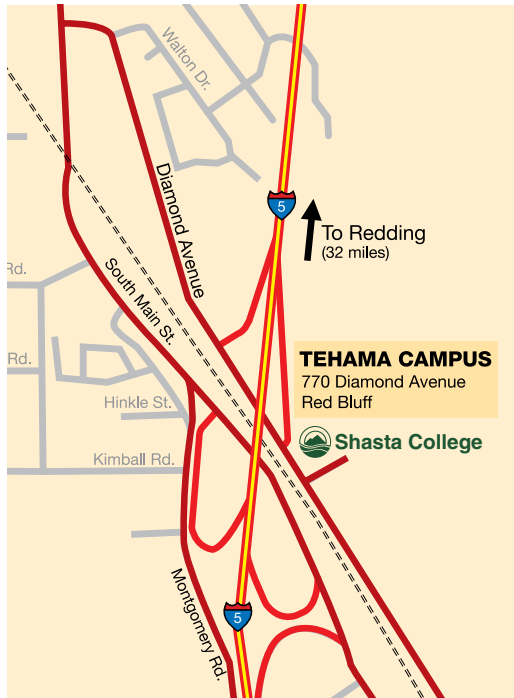
Building Statistics – Extended Education Campuses							
Building	GSF	ASF	Efficiency (%)	FCI (%)	FTES	Stations	Year Built
Tehama Campus							
7100 Tehama Campus 1	4,995	3,710	74.27	0.00	139	99	2009
7200 Tehama Campus 2	4,995	4,430	88.69	0.00	140	203	2009
7300 Tehama Campus 3	4,000	3,168	79.20	0.00	140	89	2010
Trinity Campus							
1510 Trinity Campus 1	1,920	1,335	69.53	0.00	9	32	2008
1520 Trinity Campus 2	960	866	90.21	0.00	9	40	2008
1530 Trinity Campus 3	960	876	91.25	0.00	10	42	2008
Intermountain Campus							
1700 Intermountain Campus	1,880	895	47.61	0.00	25	38	2004



Tehama Campus

The Tehama Campus (40 acres in Red Bluff) is the largest of the Extended Education campuses at 14,000 ASF. Phase I of construction was completed August 2009, and Phase II was completed in June 2010. Currently, the District is applying for first level center status.

The Shasta College Tehama Campus master plan encompasses a total of 7 permanent buildings within the campus core and designated space for modular buildings to accommodate incremental growth. However, until improved ingress to and egress from the campus can be achieved, the current 3 buildings meet maximum occupancy for the location as determined by the State Fire Marshall.



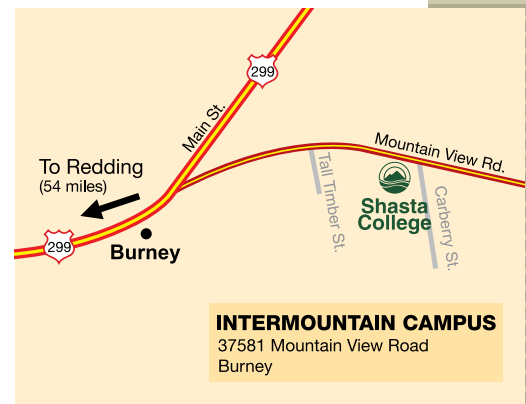
Intermountain Campus

The Intermountain Campus (1,400 ASF) was completed in June 2004 and constructed on property leased from the Fall River Joint Unified School District.

The Shasta College Intermountain Campus can accommodate one additional modular building on the site which might include space for additional ITV capability to extend 4-year programs with University Center partners to the facility. The lease will expire in 2019 with the option to be renewed for an

additional 5 years. Student participation rates and enrollment projections suggest that while the current building is adequate, two buildings will be sufficient for several years.

Burney High School, adjacent to the campus, and additional space within the community are normally available to provide additional classroom space should the need arise.





Trinity Campus

The Trinity Campus, on 0.9 acres in Weaverville with 3,840 ASF, was completed in September 2008.

The Shasta College Trinity Campus master plan and “complete-campus concept” includes one additional modular building, which would include space for additional ITV capability to extend 4-year programs with University Center partners to the fa-

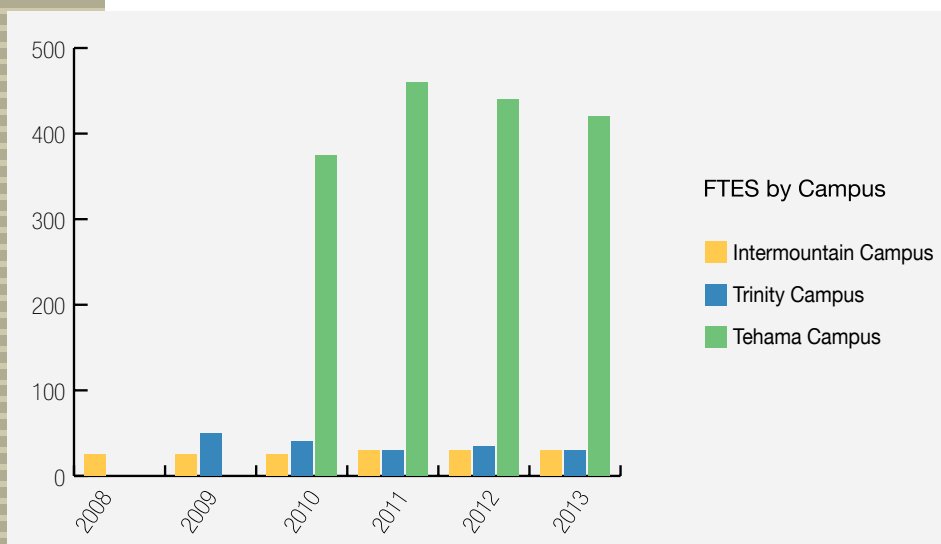
cility. Student participation rates and enrollment projections suggest that the current buildings will be sufficient for several years.

The Trinity Alps Performing Arts Center, adjacent to the campus, shares parking and provides auditorium space as well as space for other activity-based curriculum. Additional space within the community can be rented.

Capacity

The Extended Education Campuses of the District served approximately 500 FTES physically present within the campus facilities, also less than the peak student enrollment seen in 2010. Though enrollment as compared to the main campus is

low, these extended campuses are critical in allowing the District to reach out to the more remote areas of the District in keeping with the District’s goals and Educational Master Plan.

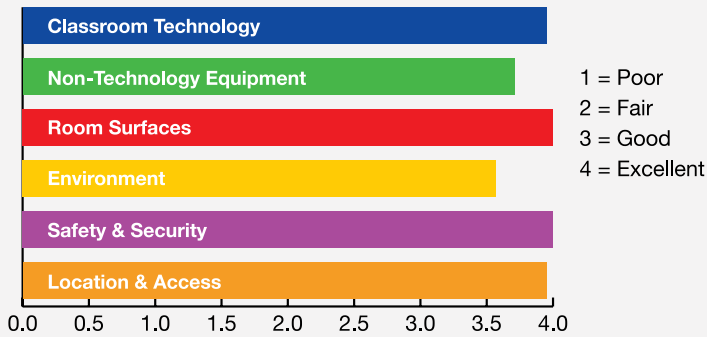


Condition

The District’s extended campus facilities are relatively new with the majority less than 15 year old. However, these buildings will also need renovations in order to keep up with the rapidly changing needs of the campuses instructional programs. The average FCI for the extended education campuses is in the Good condition rating.

Facilities Condition Index (FCI)	
Condition	FCI
Good	0 – 5%
Fair	6 – 10%
Poor	10% and above

Extended Education Campuses Average Adequacy



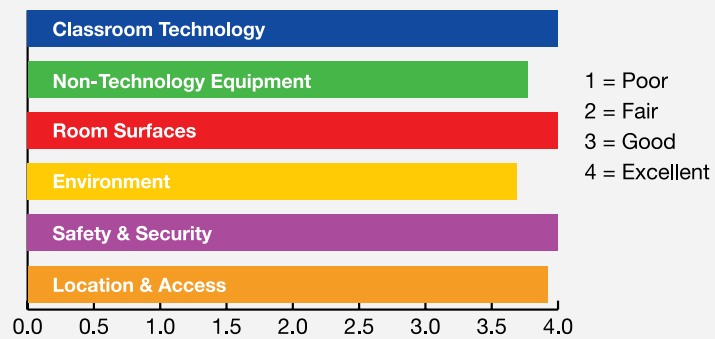
Adequacy

To ascertain the adequacy of the learning environments contained within the District's facilities, the District surveyed the division deans. Each was asked to rate the facilities they use in the following categories using a scale of 1 – 4 (4 = Excellent, 3 = Good, 2 = Fair, 1 = Poor):

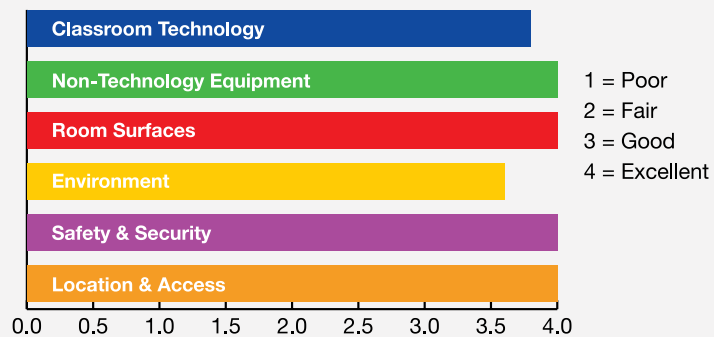
- Location and Access
- Safety and Security
- Environment
- Interior and Exterior Space
- Equipment
- Telecommunications/Information Systems

The average survey results for all extended education campuses are shown in the graph at the top left, with each campus' average shown at right. The average ratings for each building are shown in the Building Appendix.

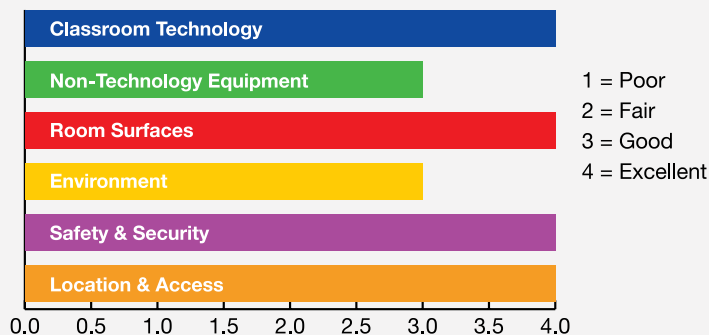
Tehama Campus Average Adequacy



Trinity Campus Average Adequacy



Intermountain Campus Average Adequacy





Efficiency and Cost Efficiency

In determining what projects should be pursued the District will consider both building and cost efficiency. The CCCCCO publishes recommended building efficiencies. The efficiency of each building as compared to the Chancellor's office recommendation is included in the Building Appendix. On average, the District's buildings are approximately 65% efficient. As with the main campus,

renovation/remodel work should strive to increase this to 75% to be more in line with CCCCCO recommendations.

Cost efficiency should also be considered. When evaluating a project, it should be determined if a remodel is more cost effective than a building replacement and vice versa. Furthermore, long term benefits of upgrades should be considered.

Identified Needs

At the time of the writing of this Facilities Master Plan, the District had generated the following identified needs and/or future plans for the extended education campuses. This list is not exhaustive nor is it in any priority order.

- Enhance the efficiency of the buildings to better align with CCCCCO recommendations
- Addition of photovoltaic array at Tehama Campus
- Address limited site access issue at Tehama Campus to allow for future expansion
- Upgrade Tehama Campus to Center Status with the CCCCCO





Continuous Update Process

The continuous update process will be a rolling process whereby the Strategic Plan is updated first (i.e., in 2015) and then the Facilities Master Plan is updated the following year (i.e., in 2016) so that it

can include and react to changes in the Strategic Plan. This will be on a three year cycle to align with the planned cycle of the Strategic Plan.

Next Steps

During the research, drafting, and completion of this Facilities Master Plan, the multitude of stakeholders involved noted some logical next steps for the FMP moving forward. The implementation of these will help to improve the FMP in future additions thus leading for the FMP to be a more valuable resource to the Educational Master Plan, Strategic Plan, and the stakeholders working on those documents.

1. Modify the way the enrollment data is recorded to better track room/space/laboratory usage such that future FMPs will be able to

determine capacity, condition, and efficiency by room. This FMP has averaged these items across the buildings due to the availability of data.

2. As projects become apparent add them to the list contained herein during the periods between FMP updates
3. As funding becomes available, select projects from the whole list and prioritize them against the District's facility goals.





Supporting Reports

There are several documents and plans that work in support of the Facilities Master Plan. These include items such as the Technology Plan, Energy Assessment Plan, Bicycle Access Plan and our Of-

fice of Civil Rights Compliance Audit. The complete list of supporting documents and plans can be found on the Shasta College Facility Planning website at the following link.

www.shastacollege.edu/Participatory%20Committees/Facilities%20Planning/Pages/2812.aspx





Glossary

Adequacy Ability of the facility to support an instructional delivery system.

Assignable Square Footage (ASF) The square footage of a building used for actual instruction.

Capacity The amount of enrollment that can be accommodated by an amount of space given normal use levels.

CCCCO California Community College Chancellor's Office

Condition The physical condition of a facility taking into account utility structure, interiors, mechanical/plumbing, electrical, fire protection/life safety, and hazardous materials. Often affected by code and regulation changes.

Cost Efficiency Analysis of the capital improvement cost vs. the operation budget or financial risk reduction.

Efficiency The ASF divided by the GSF.

Facilities Condition Index (FCI) The FCI represents the relative physical condition of facilities. It measures the estimated cost of recommended improvements and compares that to the replacement cost of the facility. The total cost of repairs divided by the facility replacement cost is the FCI. A higher FCI indicates a facility in worse shape.

FMP Facilities Master Plan

FTES Full Time Equivalent Students

Gross Square Footage (GSF) The total square footage of a building.

Rooms The quantity of spaces within a building.

Stations The quantity of learning positions available within a building.





BUILDING

GROSS SQUARE FEET

18,500

ASSIGNABLE
SQUARE FEET

11,355

EFFICIENCY

61.3%

FACILITIES
CONDITION INDEX

54.9%

ANNUAL FTES (2013)

N/A

ROOMS

63

STATIONS

143

AGE OF BUILDING

47

Administration

Facility Description:

Building 100 (Administration) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 18,500-square-foot building contains offices. Originally constructed in 1967, there have been no major renovations to date.

Structural/Exterior Closure:

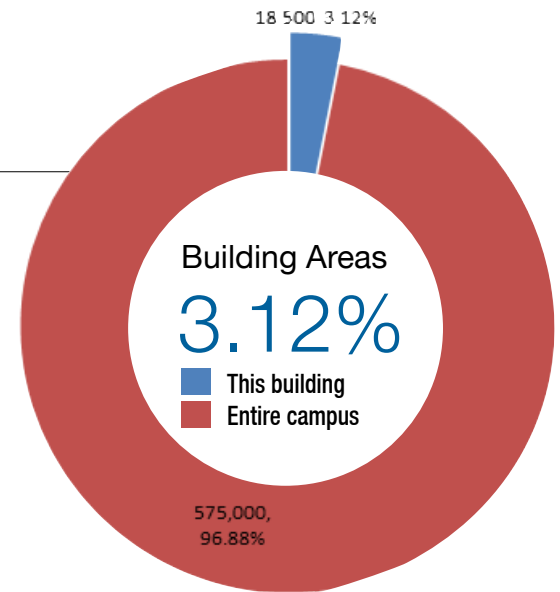
The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted or using vinyl wall coverings and/or wood paneling. The ceilings are mostly drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is carpet with some areas having VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal and some are wood.

Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 2200. Cooling is supplied by water cooled chillers located in Building 2200. The heating/cooling distribution system is a 4-pipe system using factory built air handling units on the campus EMS system with an upgraded Lincoln energy efficient motor. Additional heating and cooling is provided by a heat pump of 2005 vintage and a



gas-fired package unit of 1980s vintage. Fresh air is supplied by air handling units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original standard type with some upgrades to auto type flush valves as needed for maintenance purposes. Cold water piping is galvanized and hot water piping is copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a 40-gallon National electric water heater.

Electrical:

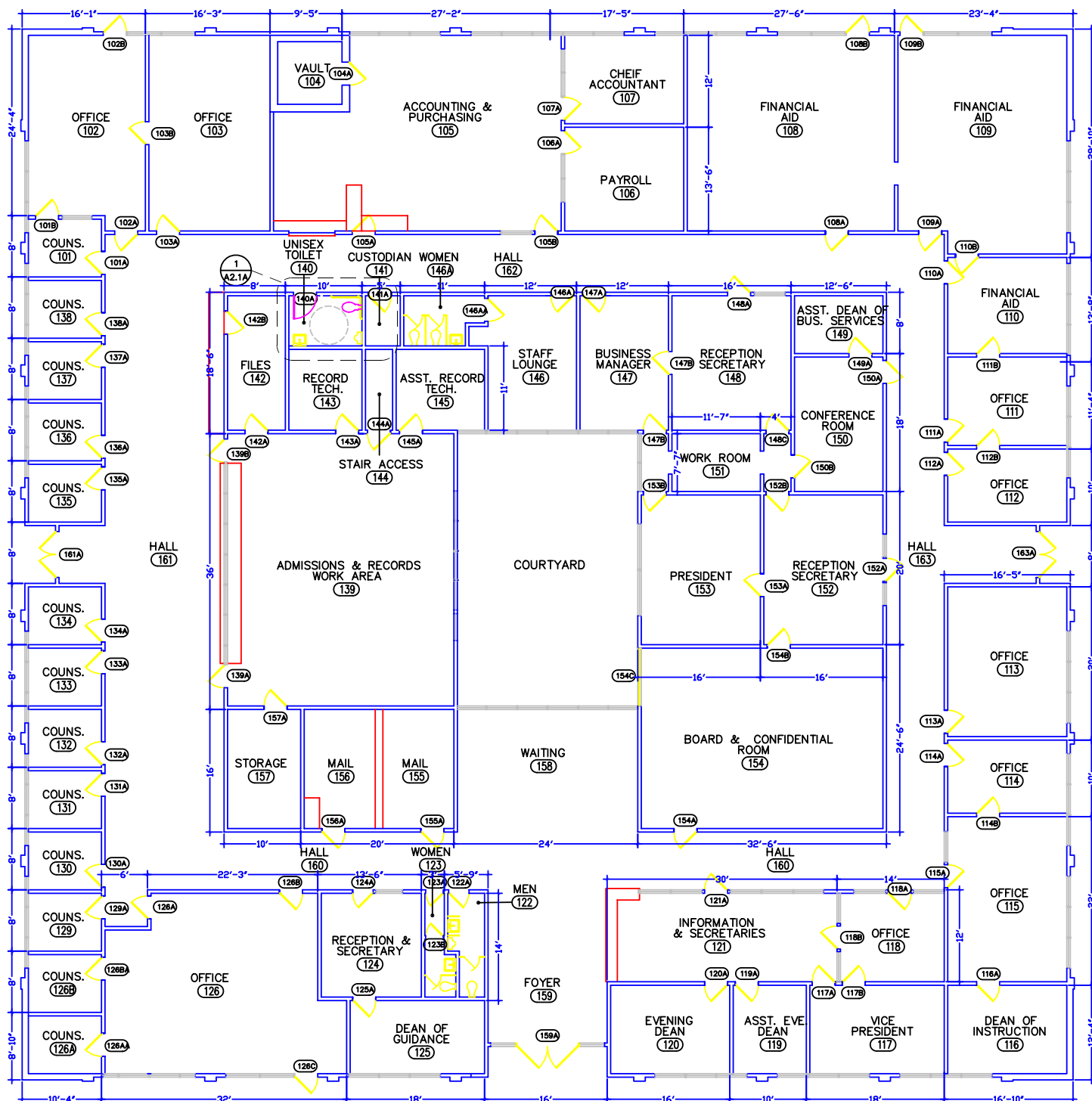
The electrical system is fed from an original 1967 pad-mounted 75 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Lighting is typically fluorescent T-8 and CFLs using typical switches and outlets. Emergency lights are present and powered by batteries. Emergency exit signs are present and are typically illuminated. The server room has a battery backup system of 30 kVA.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by a Notifier system. The building has a fire sprinkler system in storage and records areas as well as fire extinguishers.

Hazmat:

None noted.





BUILDING

GROSS SQUARE FEET

40,914

ASSIGNABLE
SQUARE FEET

25,854

EFFICIENCY

63.1%

FACILITIES
CONDITION INDEX

71.5%

ANNUAL FTES (2013)

79

ROOMS

58

STATIONS

309

AGE OF BUILDING

47

Library

Facility Description:

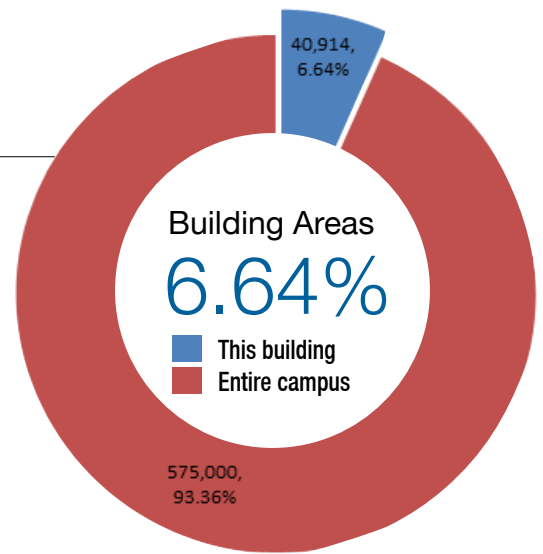
Building 200 (Library) is located in the center of the main Shasta College campus in Redding, CA. The two story, 40,914-square-foot building contains stack areas, read/study rooms, audio/visual, radio, TV rooms and offices. Originally constructed in 1967, there was renovation completed in 2010.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using metal and wood framing. The second floor is steel girders with wood decking. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap of 2000 vintage. The exterior walls have aluminum storefront doors and tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and wood paneling. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles with areas using plaster and/or blown insulation. Flooring in major use areas is carpet and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls with 12 x 12 glue-on ceilings. Toilet compartments are wood laminate. The building is served by a hydraulic passenger elevator.



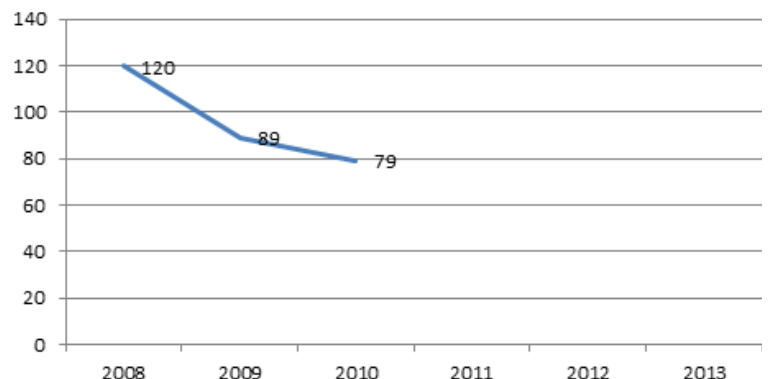
Mechanical/Plumbing:

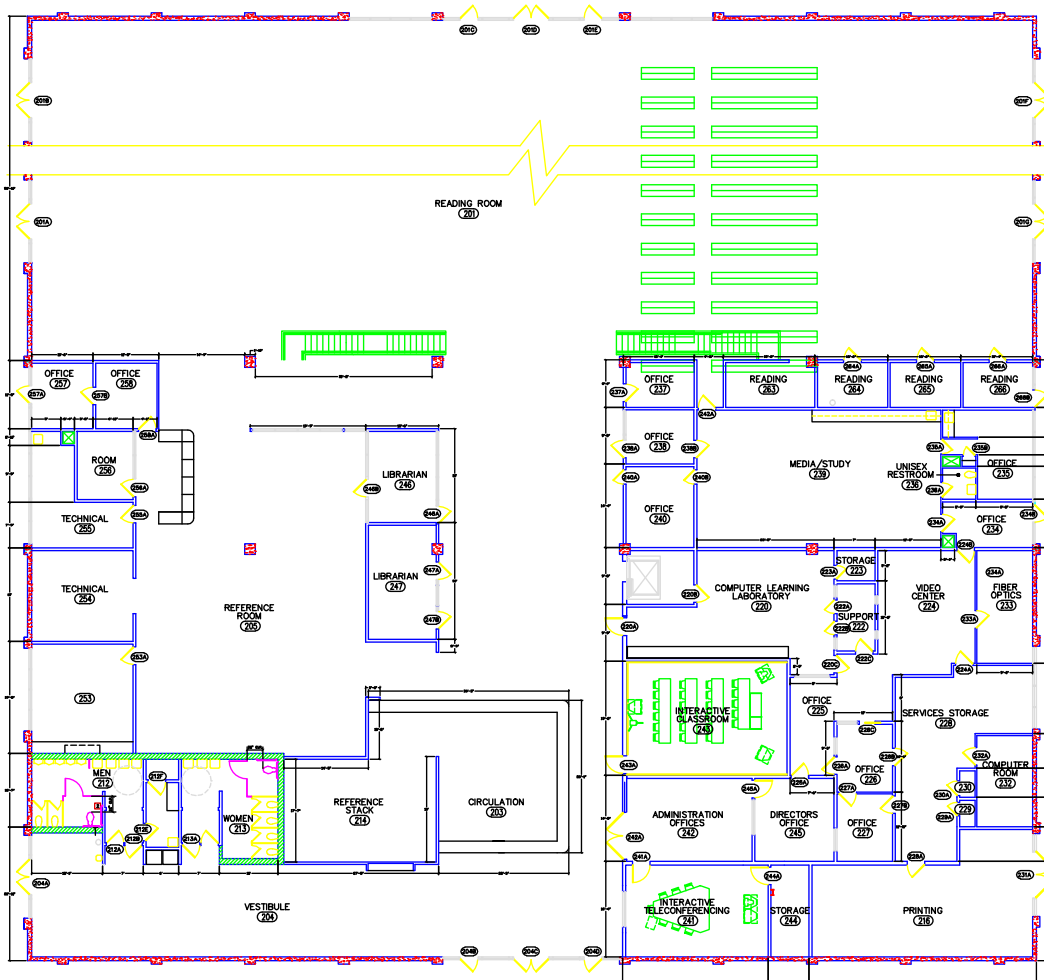
Heating is provided by gas-fired boilers located in Building 800. Cooling is supplied by water cooled chillers located in Building 800. The heating/cooling distribution system is a 4-pipe system using factory built air handling units using the campus EMS system with an upgraded Lincoln energy efficient motor. Fresh air is supplied by the original air handling units. Additional heating and cooling is provided by three roof top heat pump 3.5 to 5-ton units of 1998-99 vintage. Ceiling-mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original type with some upgrades to auto type fixtures as needed for maintenance purposes. Domestic hot water is provided by a 20- and 40-gallon electric water heater. Cold water piping is mostly galvanized and hot water piping is copper and is original and maintained functional by a strong service department.

Electrical:

The electrical system is fed from an original 112.5 kVA pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power

FTES by Year 200 Building





First Floor

to the facility. Lighting is typically fluorescent CFL and T-8 using typical switches and outlets. Emergency lights are present powered by battery units. Emergency exit signs are present and are typically illuminated.

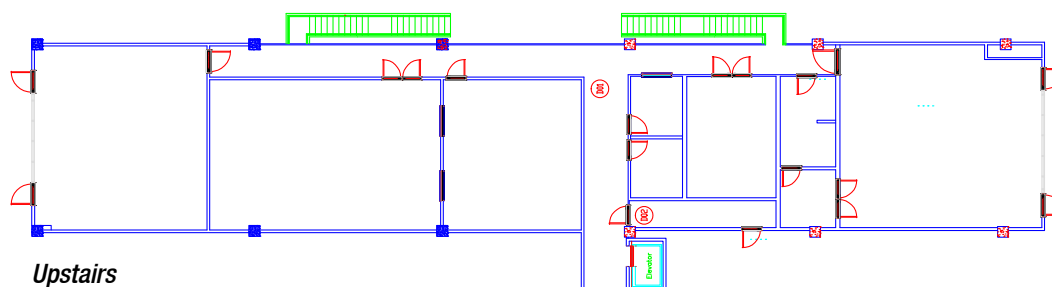
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull sta-

tions and is centrally monitored by a Notifier panel. The building has fire extinguishers in cabinets. The building has emergency phone.

Hazmat:

None noted.



Upstairs



BUILDING

GROSS SQUARE FEET

16,740

ASSIGNABLE
SQUARE FEET

8,049

EFFICIENCY

48.0%

FACILITIES
CONDITION INDEX

79.1%

ANNUAL FTES (2013)

161

ROOMS

27

STATIONS

155

AGE OF BUILDING

47

Arts

Facility Description:

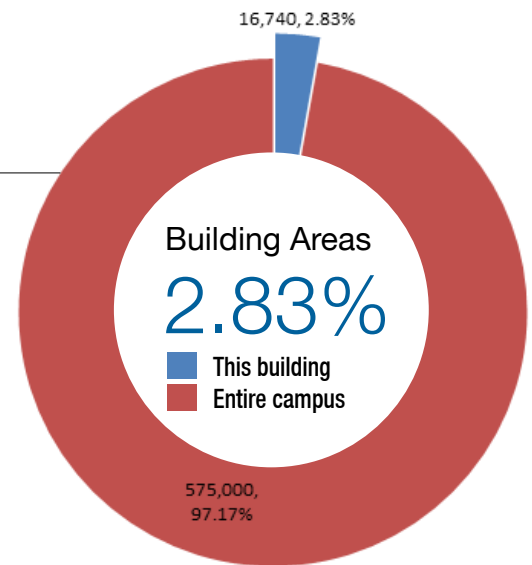
Building 300 (Arts) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 16,740-square-foot building contains class labs and offices and was originally constructed in 1967.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using wood and metal framing. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a spray on cap sheet of 1998 vintage. The exterior walls have aluminum storefront auto operation doors and a tinted glass aluminum fixed window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grids with 2 x 4 ceiling tiles.

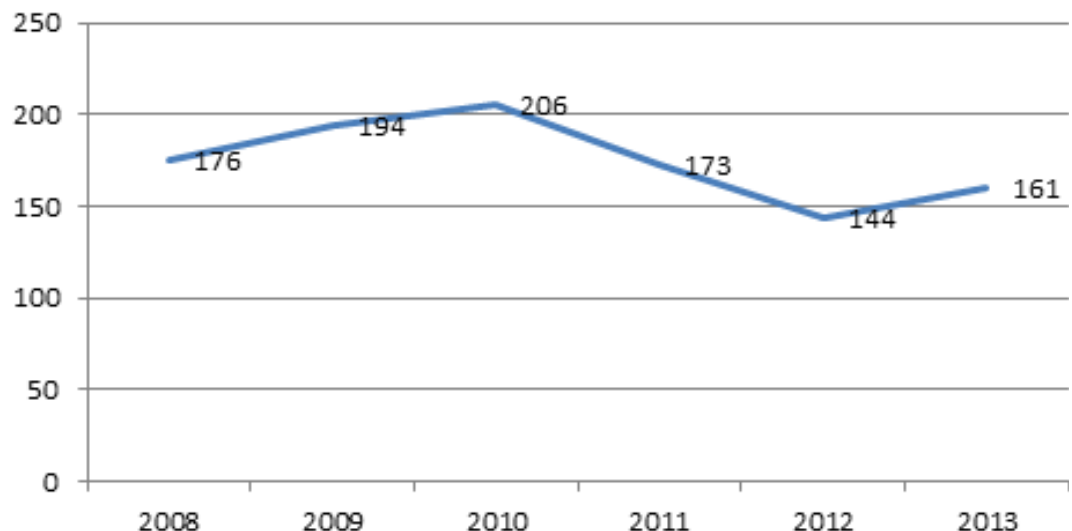


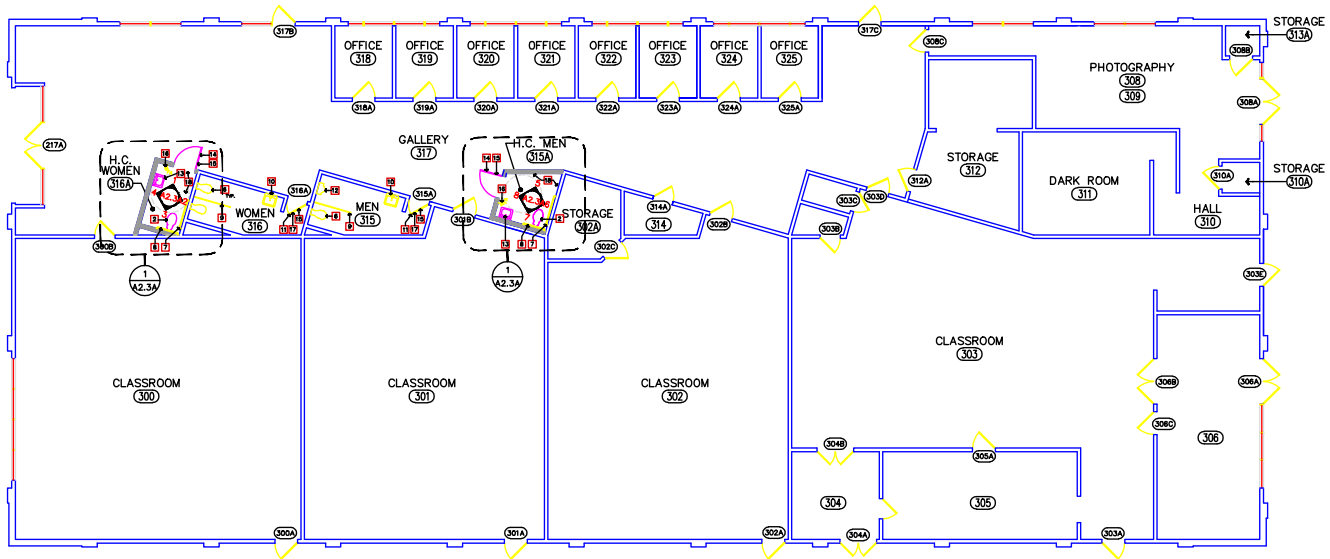
Flooring in major use areas is exposed concrete and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal.

Mechanical/Plumbing:

Heating is provided by the original Kewanee 650,000 BTU gas-fired boilers. Cooling is supplied by condensing units on the roof and evaporator coils at the original air handling unit. The heating/cooling distribution system is a 4-pipe system using the original factory built air handling units on the campus EMS system. Fresh air is supplied by air handling units with an upgraded Lincoln energy efficient motor. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with manual operation with upgrades as needed for maintenance purposes. Cold and hot water piping

FTES by Year 300 Building





is a combination of galvanized and copper that is original to construction and maintained functional by a strong service department.

Electrical:

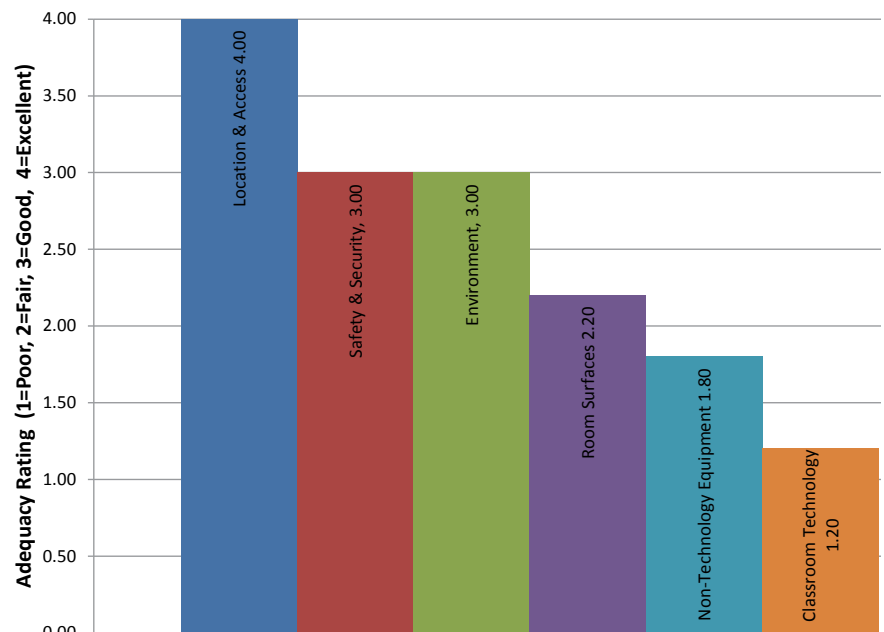
The electrical system is fed from the original pad-mounted 75 kVA and 122.5 kVA transformers that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically upgraded to fluorescent T-8 using typical switches and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored. The building has a limited fire sprinkler system and fire extinguishers in cabinets.

Hazmat:

None noted.



Building 300 Average Adequacy

2,873

ASSIGNABLE
SQUARE FEET

1,716

EFFICIENCY

59.7%

FACILITIES
CONDITION INDEX

79.7%

ANNUAL FTES (2013)

116

ROOMS

12

STATIONS

89

AGE OF BUILDING

47

Humanities

Facility Description:

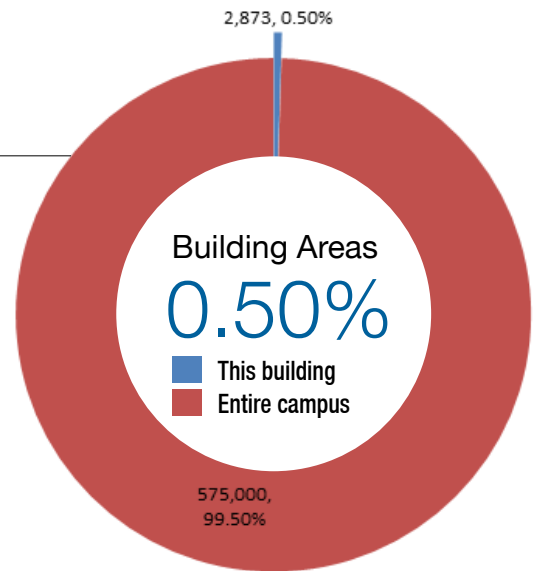
Building 400 (Humanities) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 2,873-square-foot building contains classrooms. Originally constructed in 1967, there have been no major renovations to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet of 1998 vintage per staff. The exterior walls have aluminum storefront doors and tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 500 and the cooling is supplied by a water cooled chiller located in Building 500, both of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using factory built air handling units that is original to construction using the campus EMS system. Fresh air is supplied

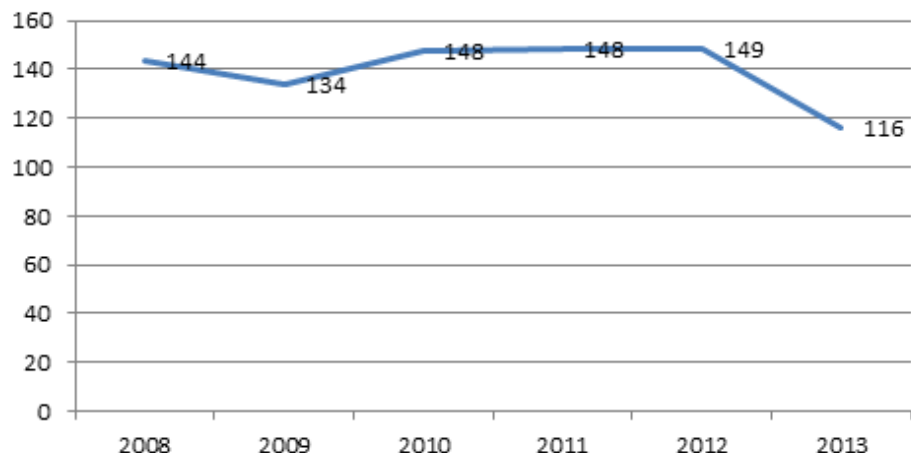


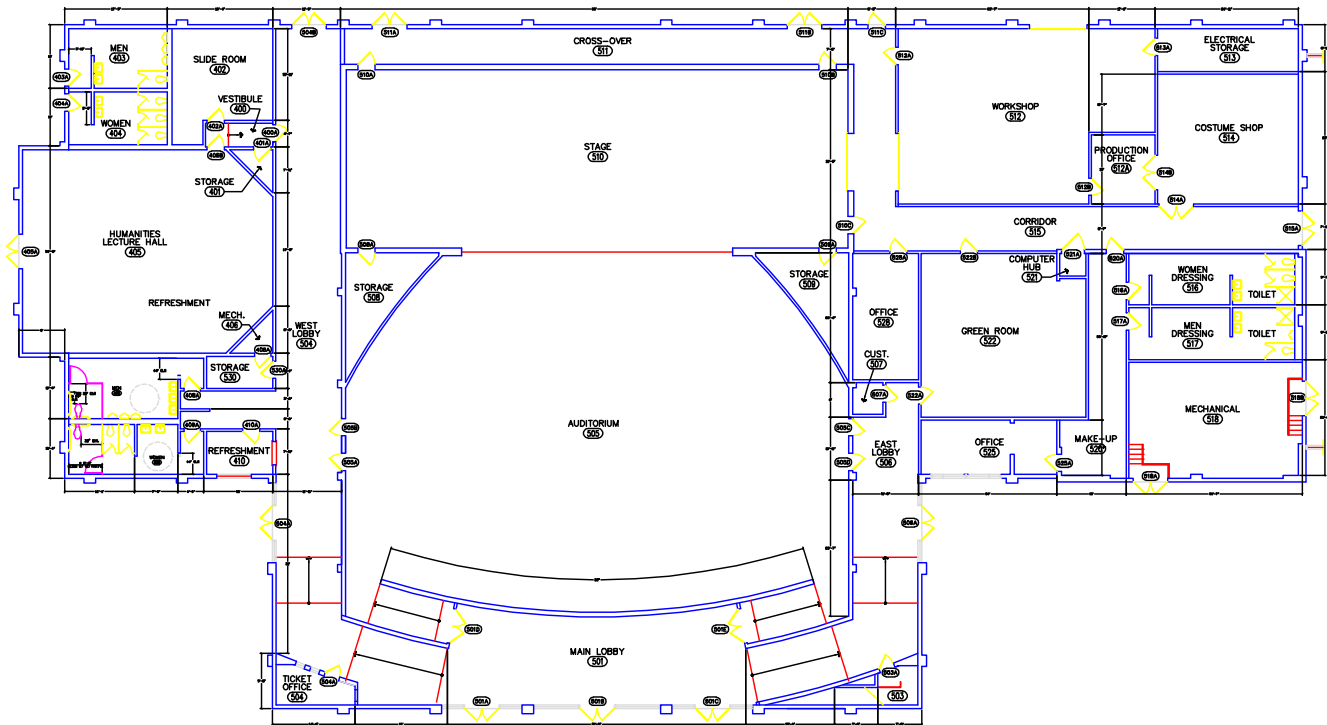
by air handling units with an upgraded Lincoln energy efficient motor. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes. The upgrade consists of auto operation urinals. Cold/hot water piping is a combination of galvanized and copper and is original and maintained functional by a strong service department. Domestic hot water is provided by a 20-gallon electric water heater.

Electrical:

The electrical system is fed from the original pad-mounted transformers that deliver 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent, upgraded to T-8 with some incandescent using typical switches and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

FTES by Year 400 Building



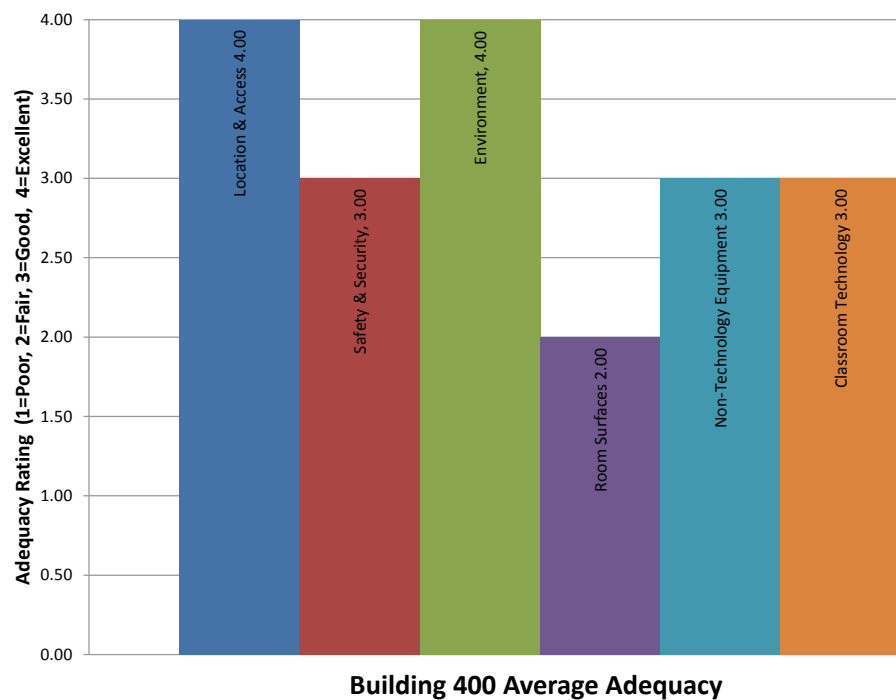


Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored by a Notifier panel. The building has fire extinguishers in cabinets.

Hazmat:

None noted.





BUILDING

GROSS SQUARE FEET

23,136

ASSIGNABLE
SQUARE FEET

13,824

EFFICIENCY

59.7%

FACILITIES
CONDITION INDEX

89.1%

ANNUAL FTES (2013)

82

ROOMS

33

STATIONS

511

AGE OF BUILDING

47

Theatre

Facility Description:

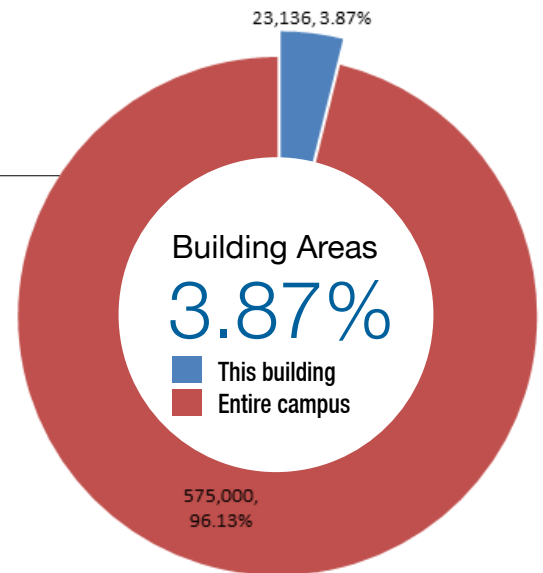
Building 500 (Theatre) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 23,136-square-foot building contains assembly rooms and offices. Originally constructed in 1967 there have been no major remodels with the exception of a cosmetic remodel in 2007.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on and below grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet of 1998 vintage per staff. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

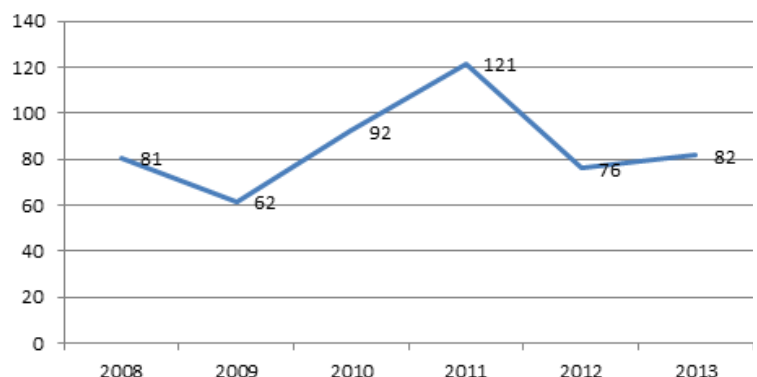
The partitions in the building are typically gypsum board and concrete. Walls throughout the building are painted or have wood paneling. The ceilings are glue-on and/or T-bar type acoustic tiles with areas using painted hard lids. Flooring in major use areas is exposed concrete and carpet and VCT with a painted wood stage. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls with 12 x 12 glue-on ceilings. Toilet compartments are metal.

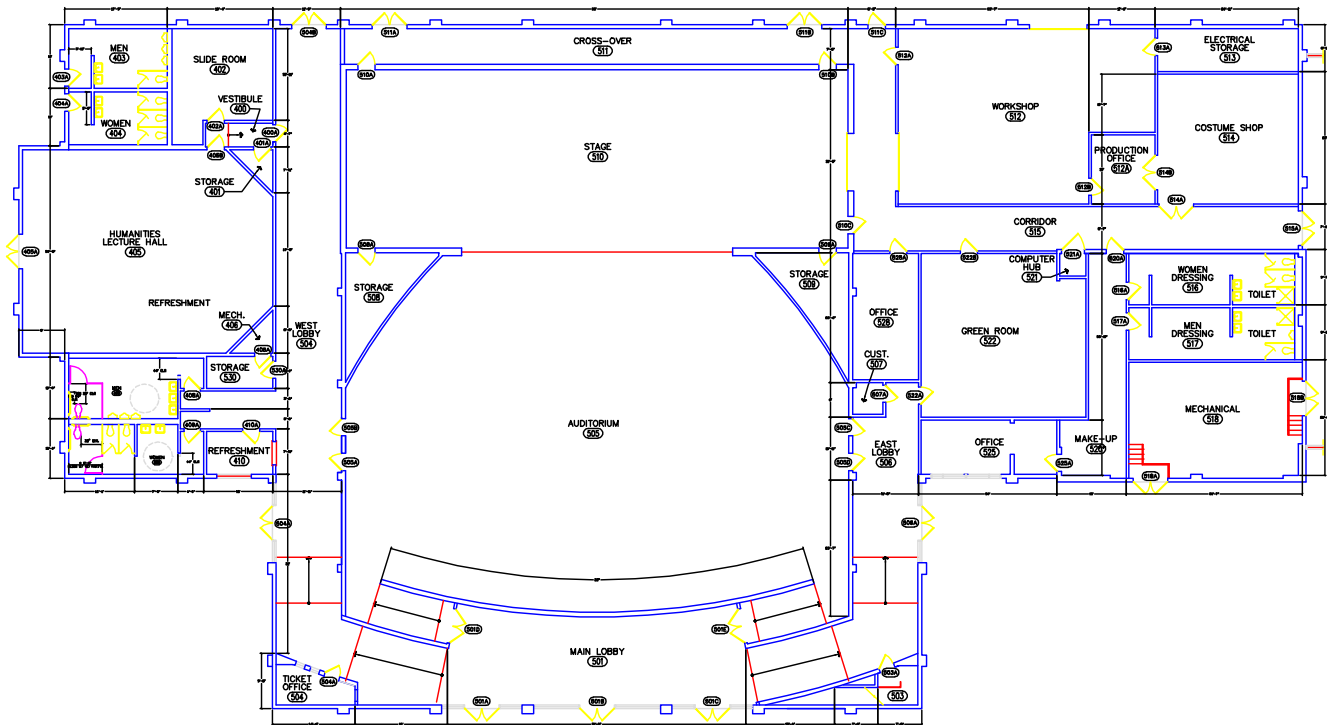


Mechanical/Plumbing:

Heating is provided by a 1,999,999 Larrs gas-fired boiler, also providing heat to Buildings 400 and 600. The cooling is supplied by a 140-ton water cooled chiller located in this building, also providing cooling for Buildings 400 and 600. Both are of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using factory built air handling units that are original to construction with an upgraded Lincoln energy efficient motor. Fresh air is supplied by air handling units. Ceiling/roof mounted exhaust fans are installed in restrooms and buildings for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes. Cold/hot water piping is a combination of galvanized and copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a 75-gallon American gas fired water heater providing 53,000 BTUs.

FTES by Year 500 Building





Electrical:

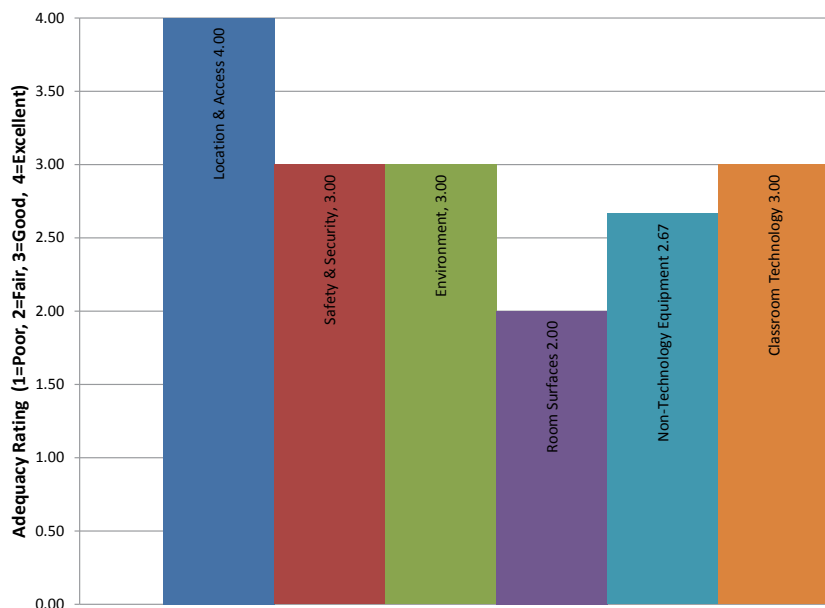
The electrical system is fed from a 12 kV main to a pad-mounted 1000 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent, upgraded to T-8 with some incandescent for typical theater lighting using a LCS with a dimmer system. The dimmer is of 2007 vintage. Emergency lights are present. Emergency exit signs are present and are typically illuminated. The MCC is 480 V at 600 amps and appears original.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored by the Notifier system/panel. The building has a fire sprinkler system and fire extinguishers in cabinets. The building has a video security system.

Hazmat:

None noted



Building 500 Average Adequacy

GROSS SQUARE FEET

12,640ASSIGNABLE
SQUARE FEET**7,655**

EFFICIENCY

60.5%FACILITIES
CONDITION INDEX**77.3%**

ANNUAL FTES (2013)

194

ROOMS

41

STATIONS

207

AGE OF BUILDING

47

Music

Facility Description:

Building 600 (Music) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 12,640-square-foot building contains class labs, study rooms, and offices. Originally constructed in 1967, there have been no additions or renovations. The building is a permanent facility.

Structural/Exterior Closure:

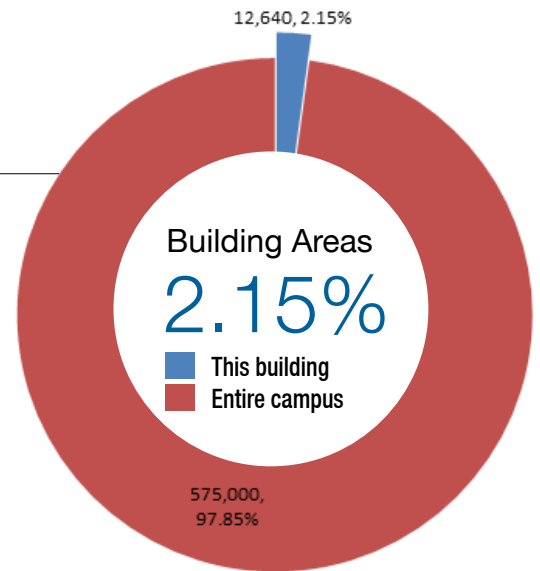
The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet of 1998 vintage per staff. The exterior walls have aluminum storefront doors with auto openers and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and concrete. Walls throughout the building are painted and or using vinyl wall coverings. The ceilings are painted hard lids and 12 x 12 glue-on and or T-bar type acoustic tiles. Flooring in major use areas is exposed concrete and carpet and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are wood laminate.

Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 500 and the cooling is supplied by a water cooled chiller located in Building 500 both of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using the campus EMS



with factory built Trane air handling units that is original to construction with a upgraded Lincoln energy efficient motor. Fresh air is supplied by air handling units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto type fixtures. Cold/hot water piping is a combination of galvanized and copper and is original and maintained functional by a strong service department.

Electrical:

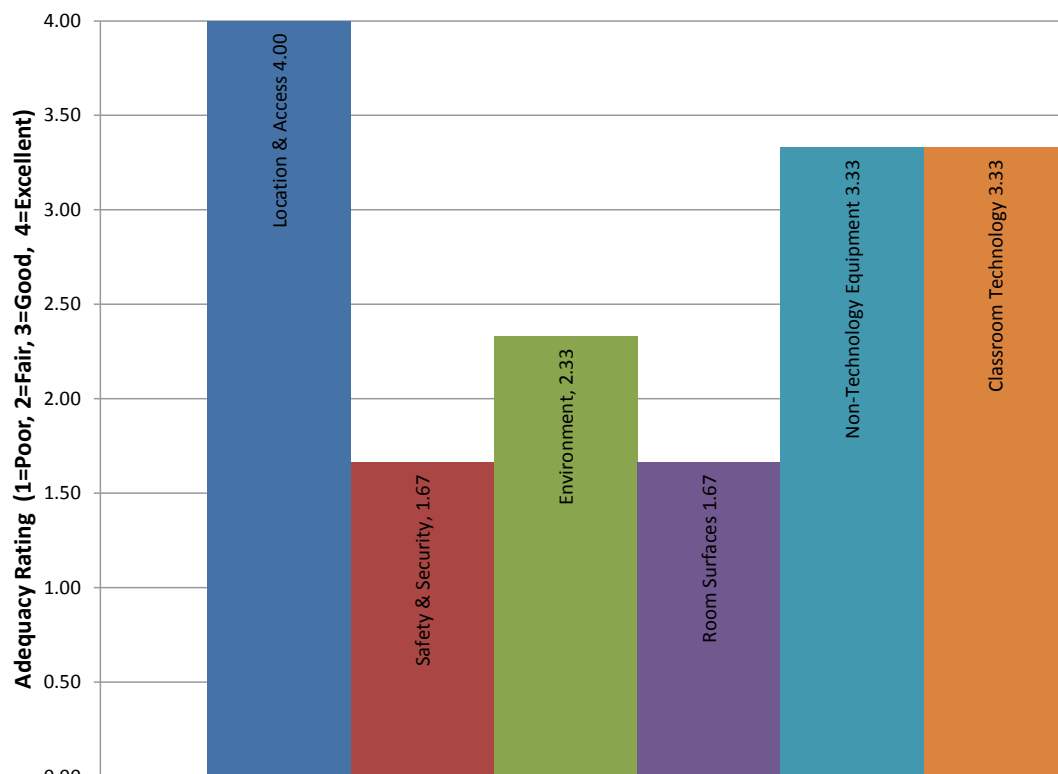
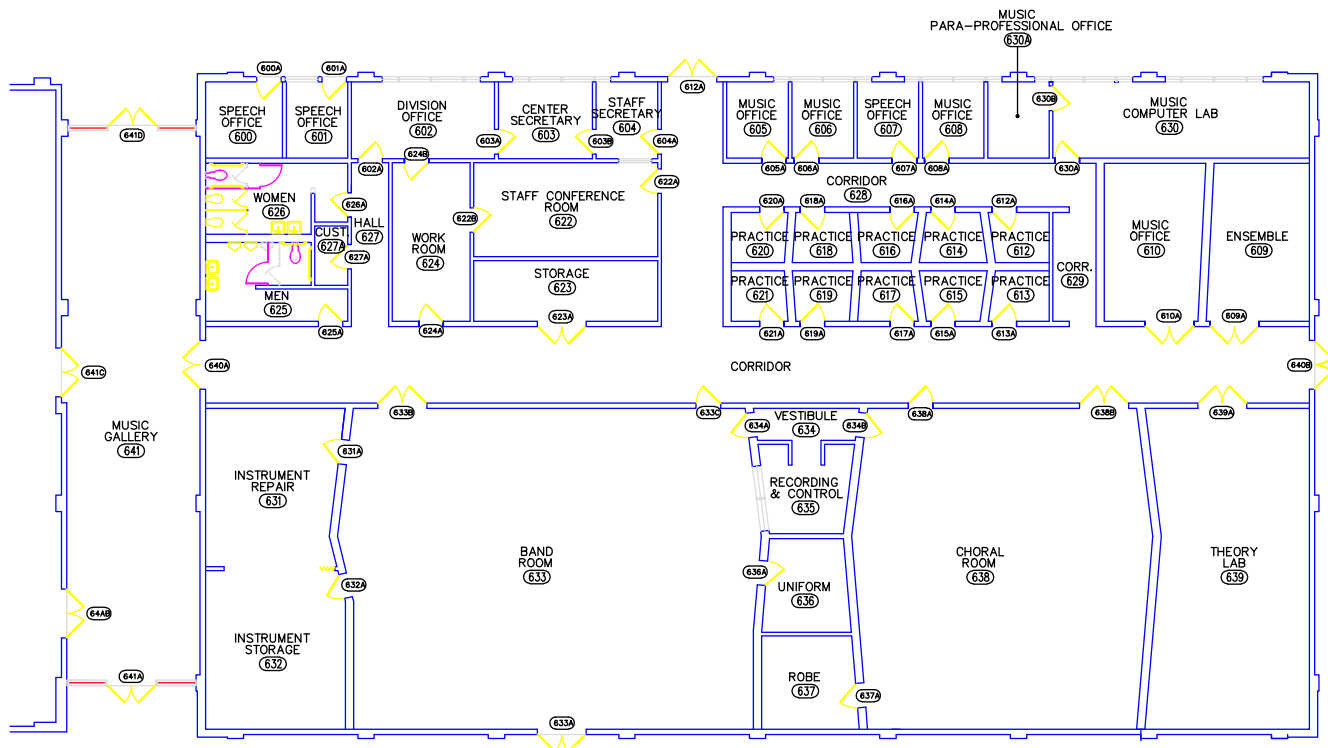
The electrical system is fed from a pad-mounted 30 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent, upgrade to T-8 with some incandescent using typical switches and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored. The building has a limited fire sprinkler system. The building has fire extinguishers in cabinets.

Hazmat:

None noted.



Building 600 Average Adequacy



BUILDING

GROSS SQUARE FEET

20,357

ASSIGNABLE
SQUARE FEET

13,379

EFFICIENCY

65.7%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

191

ROOMS

37

STATIONS

260

AGE OF BUILDING

5

Library Annex

Facility Description:

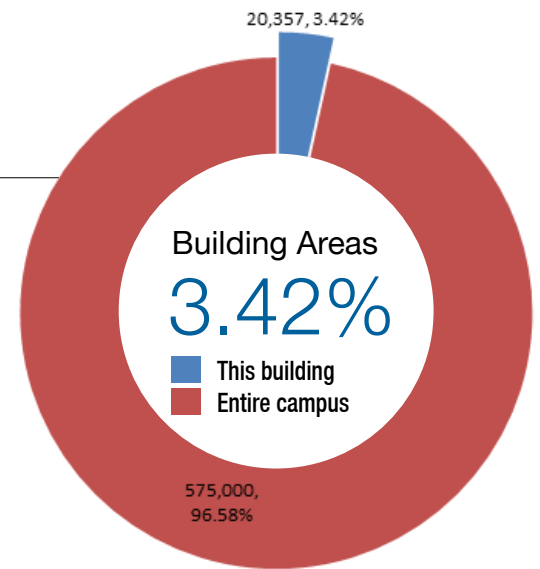
Building 700 (Library Annex) is located in the south portion of the main Shasta College campus in Redding, CA. The two story, 20,357-square-foot building contains classrooms, labs and offices. Originally constructed in 2009, there have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is a combination of CMU, wood and metal framing. The exterior walls of the building are a combination of stucco with a 48" masonite wood-look type wainscot. The roof is metal girders with wood decking using standing seam and a single ply roofing system. The main entries have metal storefront doors and a tinted glass metal window system. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in aluminum frames that are fixed and operational units.

Interiors:

The partitions in the building are typically gypsum board with areas using vinyl wall coverings. Walls throughout the building are painted. The ceilings are T-bar drop in ceiling tile in metal grid with

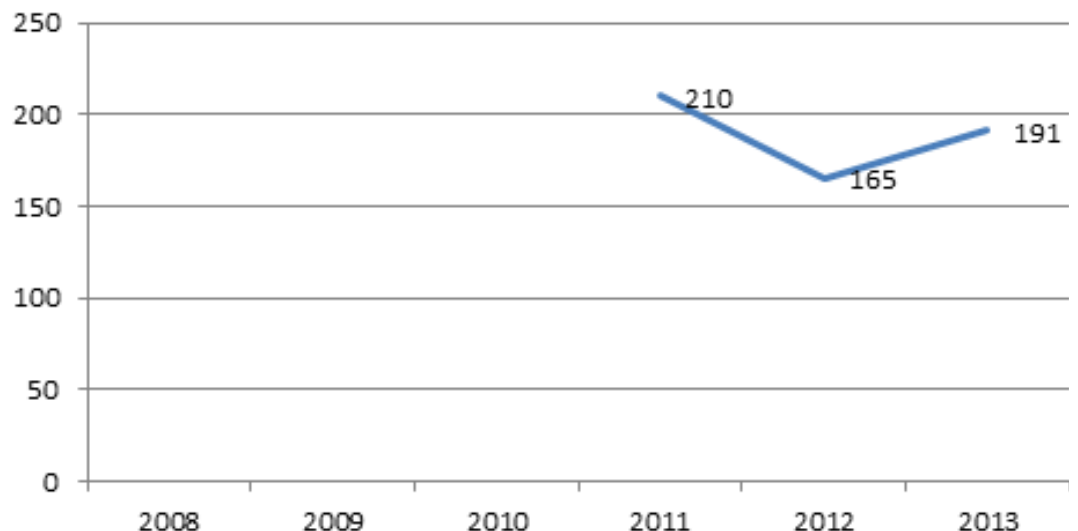


2 x 4 ceiling tiles with areas using painted hard lids and/or exposed metal frame and pan deck. Flooring in major use areas is a combination of VCT and carpet. Interior doors are wood with slab faces in metal frames. The rest rooms have tile floors with tile walls using wood laminate.

Mechanical/Plumbing:

Heating is provided by two 850,000 gas boilers. Cooling is provided by evaporative condensers. The heating/cooling distribution is duct using factory built air handling units. Additional cooling is provided by a split system for the elevator room. Additional cooling is provided to the IT room by two 15-ton Liebert systems. The HVAC system is on the campus EMS. Fresh air is supplied by air handling units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures, toilets and sinks and urinals are of auto operation type with upgrades as

FTES by Year 700 Building



needed for maintenance purposes. Cold/hot water piping is copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a 20-gallon electric unit.

Electrical:

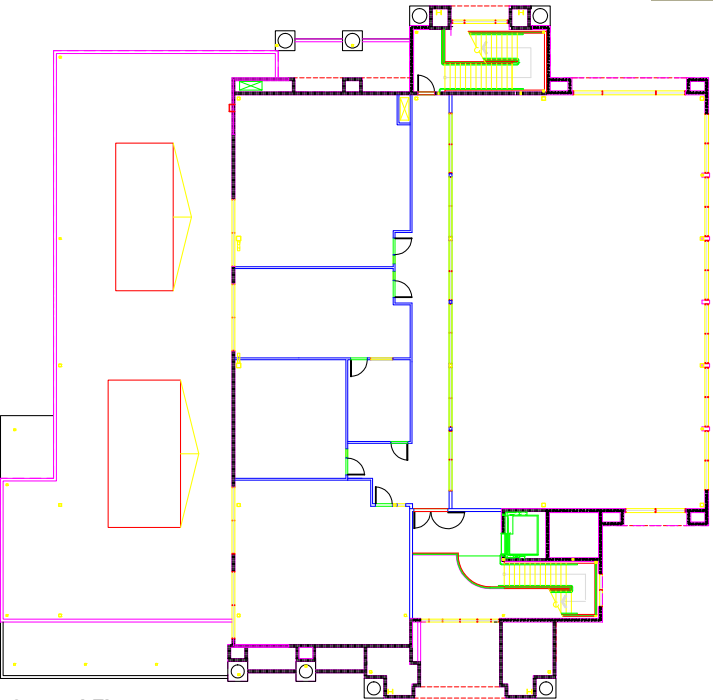
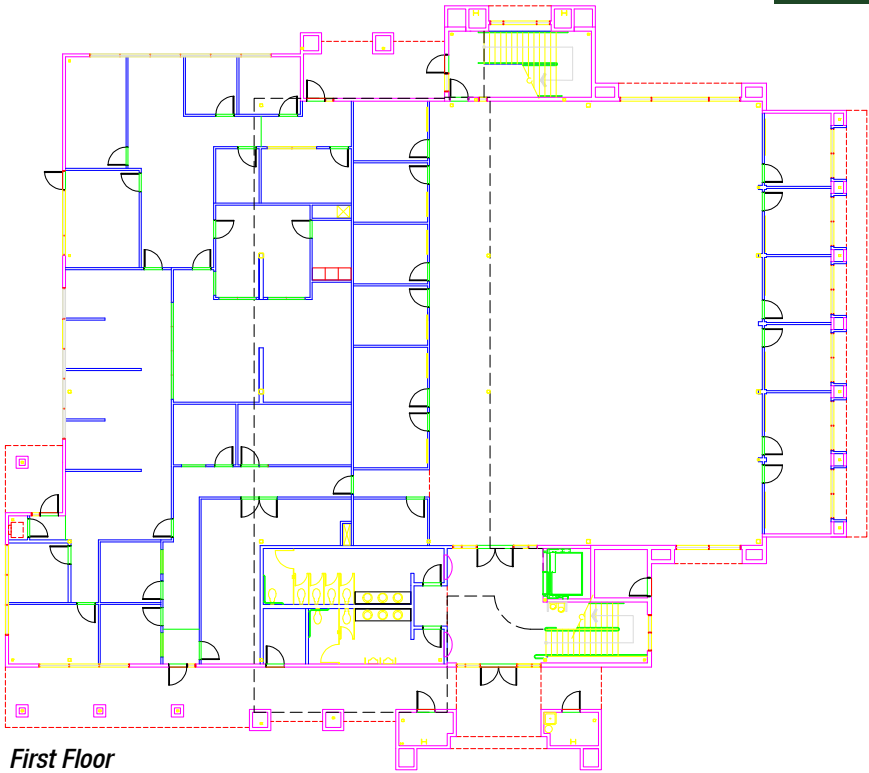
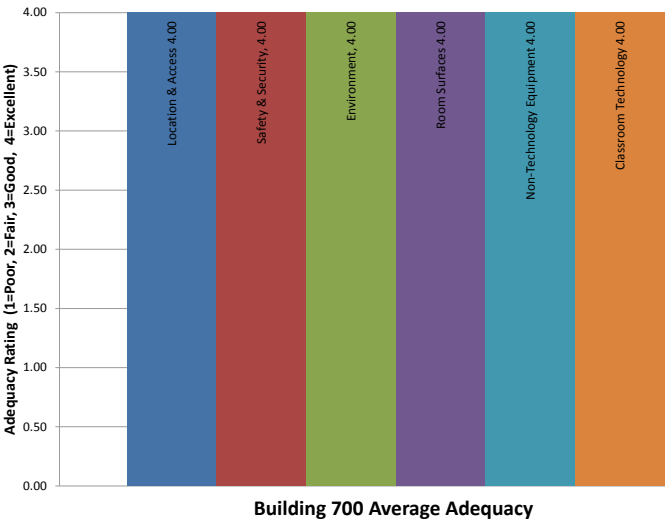
The electrical system is fed from a 12 kV main to a 1000 kVA transformer that delivers 1600 amps of 480/277 V and 120/208, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent CFL and T-8 with motion sensors using typical switches and outlets using a LCS. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, corridors, and other common spaces. The system is activated by pull stations, smoke detectors and is centrally monitored by the campus GE system. The building has a fire sprinkler system in all areas along with smoke dampers in the HVAC system. The server room has a Halon fire suppression system.

Hazmat:

None noted.





BUILDING

GROSS SQUARE FEET

20,135

ASSIGNABLE
SQUARE FEET

12,627

EFFICIENCY

62.7%

FACILITIES
CONDITION INDEX

77.6%

ANNUAL FTES (2013)

1,110

ROOMS

33

STATIONS

786

AGE OF BUILDING

47

Social Science

Facility Description:

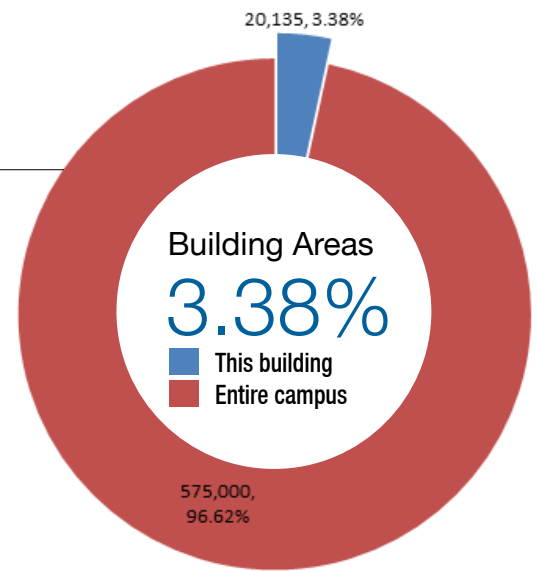
Building 800 (Social Science) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 20,135-square-foot building contains classrooms, special class labs, and offices. Originally constructed in 1967, there have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet of 1998 vintage. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and plaster and areas using wood paneling. Walls throughout the building are painted. The ceil-

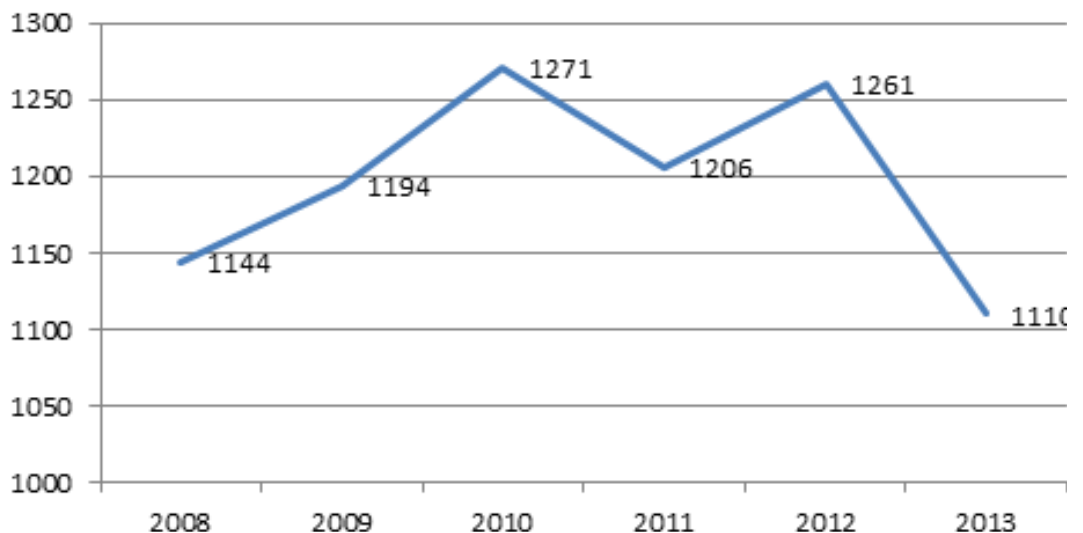


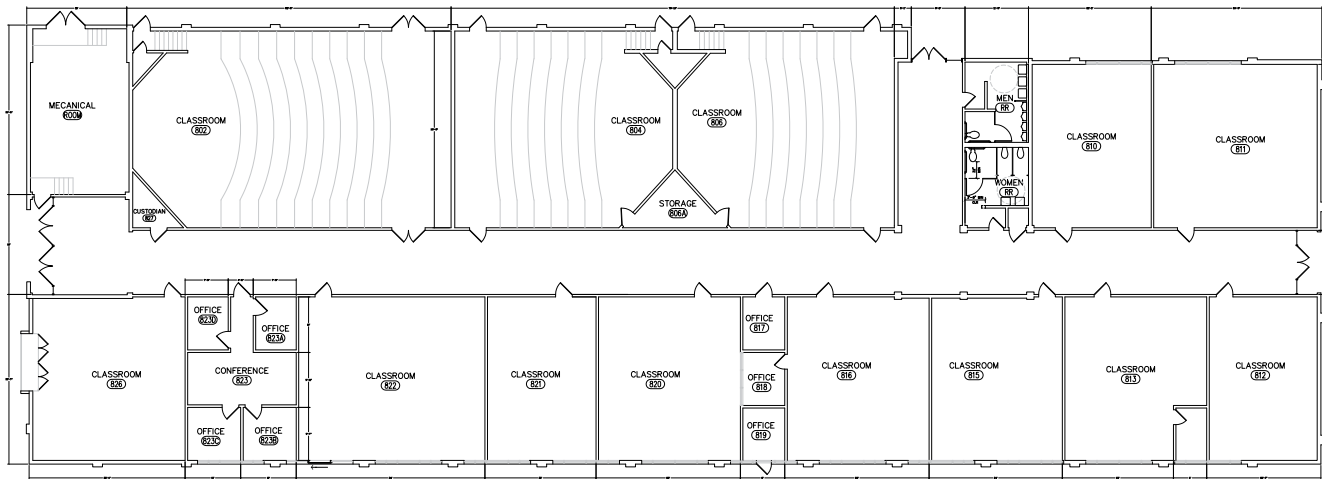
ings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is carpet and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are wood laminate. Some classrooms have multiple residential kitchens.

Mechanical/Plumbing:

Heating is provided by two Larrs gas-fired boilers of 2008 vintage. Cooling is supplied by a water cooled 180-ton chiller using a BAC cooling tower of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using factory built air handling units. Fresh air is supplied by air handling units with an upgraded Lincoln energy efficient motor. The system uses a combination of circulation pumps with VFD's ductwork and air handling units are original. The office area is heated and cooled by a gas-fired package unit of 2003

FTES by Year 800 Building





vintage. Ceiling/roof mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades as needed for maintenance purposes. The upgrades consist of auto operation toilets and urinals. Domestic hot water is provided by an AO Smith 100-gallon gas-fired unit. Cold/hot water piping is a combination of galvanized and copper piping that is original and maintained functional by a strong service department.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original and maintained functional. Lighting is typically fluorescent T-8 with motion sensors. Emer-

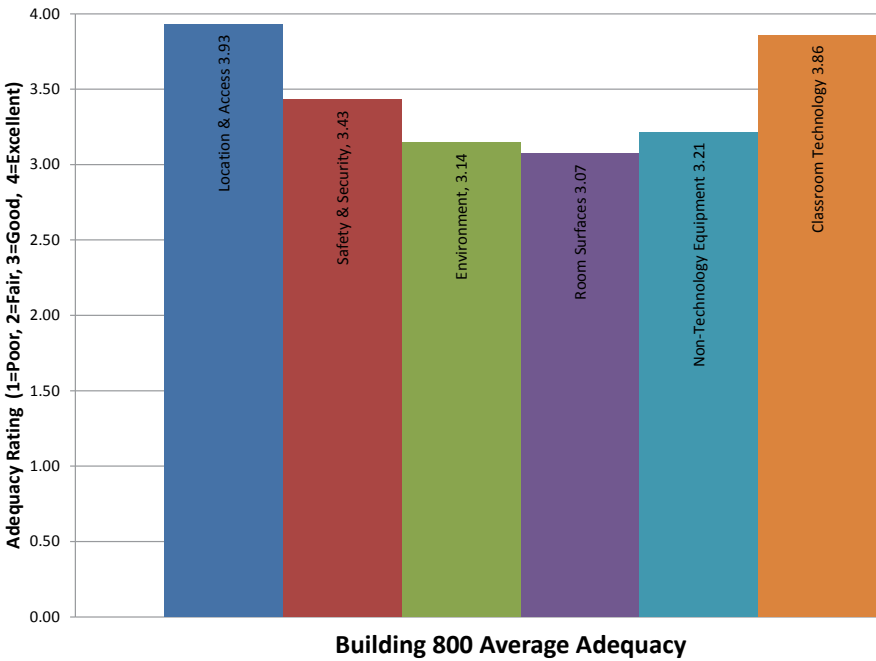
gency lights are present with battery operation. Emergency exit lights and signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by a Notifier panel/system. The building has a fire sprinkler system in storage areas and fire extinguishers in cabinets throughout the building. This building and the campus have an emergency phone system.

Hazmat:

None noted



Office Building

Facility Description:

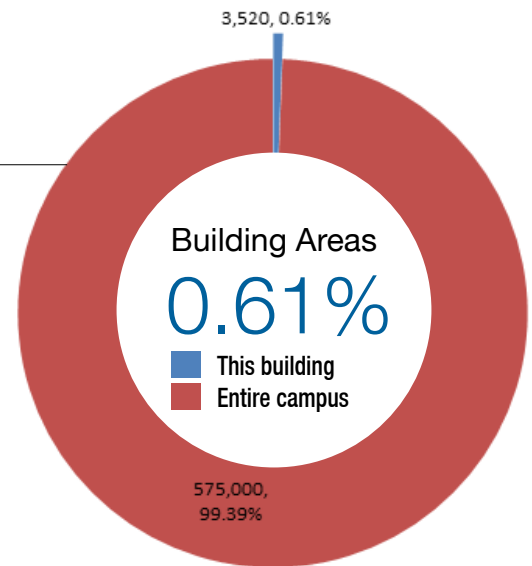
Building 900 (Office Building) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 3,520-square-foot building contains offices and was originally constructed in 1970. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete /metal pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet of 1998 vintage. The exterior walls have aluminum storefront doors and a tinted glass aluminum framed window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted



and/or vinyl covered. The ceilings are mostly drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is VCT and 9 x 9 vinyl over concrete. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal.

Mechanical/Plumbing:

Heating is provided by a gas-fired boiler located in Building 800 and the cooling is supplied by a water cooled chiller located in Building 800 of 2008 vintage. The heating/cooling distribution system is a 4-pipe system on the campus EMS system using factory built air handling units that are original. Fresh air is supplied by air handling units. Ductwork and air handlers are original to construction. Ceiling mounted exhaust fans are installed in

GROSS SQUARE FEET

3,520

ASSIGNABLE
SQUARE FEET

2,640

EFFICIENCY

75.0%

FACILITIES
CONDITION INDEX

88.7%

ANNUAL FTES (2013)

N/A

ROOMS

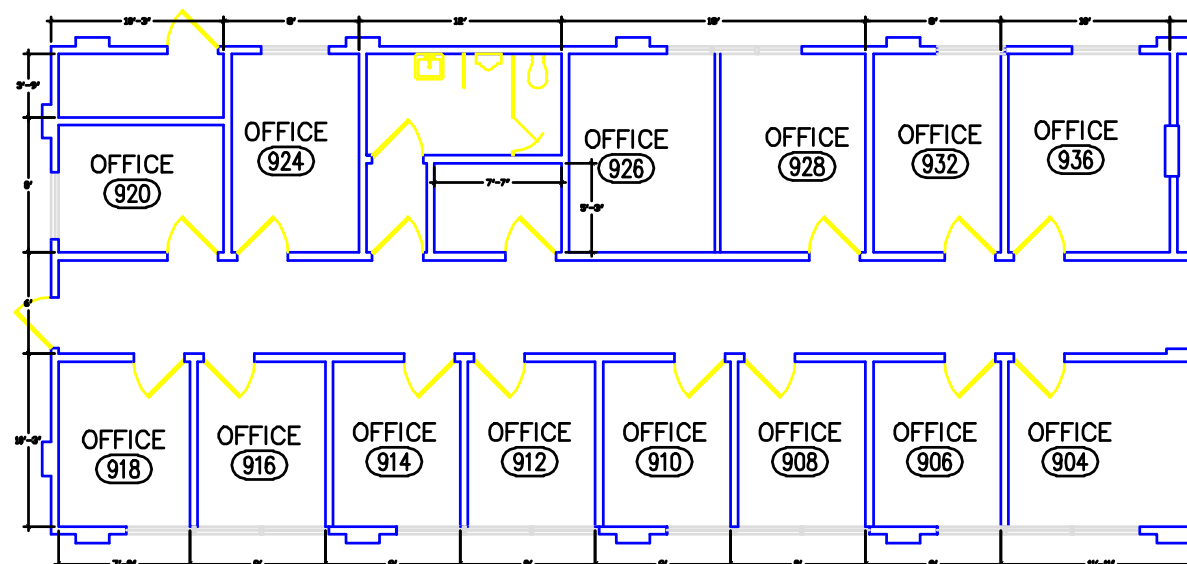
35

STATIONS

30

AGE OF BUILDING

44



restrooms for ventilation. Plumbing fixtures are typically original to construction and maintained functional by a great service department. Cold/hot water piping is a combination of galvanized and copper and is original and maintained functional. Domestic hot water is provided by two electric 10-gallon water heaters of 1997 vintage.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically upgraded to fluorescent T-8 using typical switches and outlets. Emergency lights

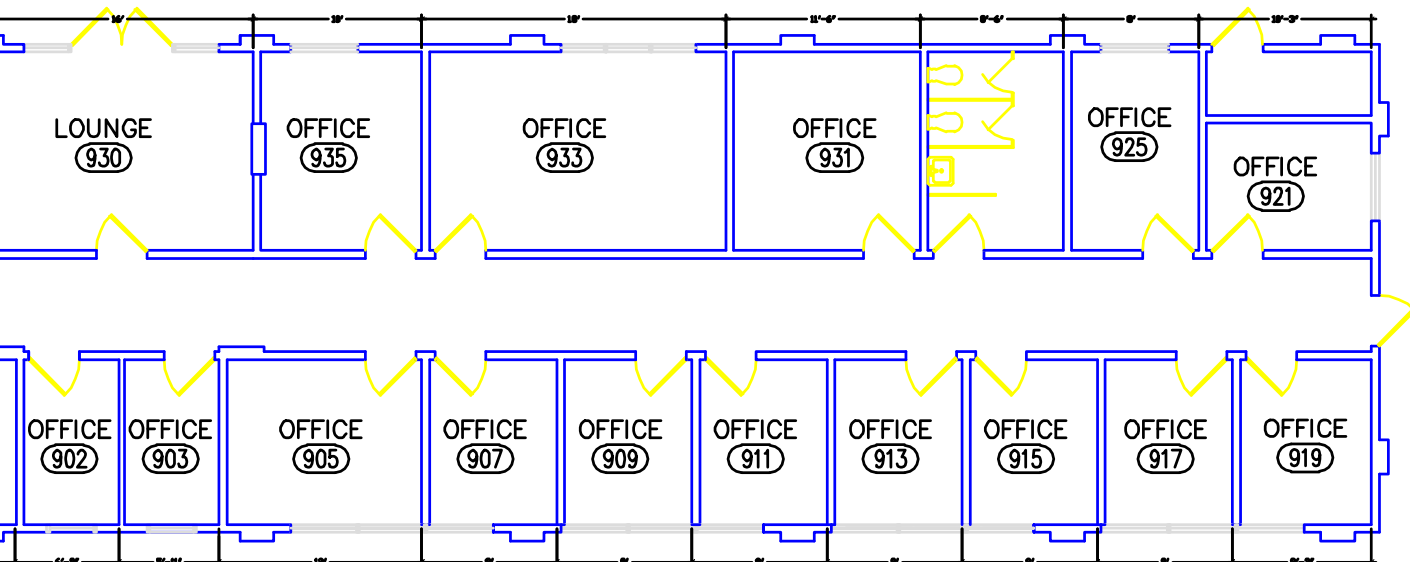
are present using a battery system. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and smoke detectors and is centrally monitored. The building has a fire sprinkler system in storage areas and fire extinguishers in cabinets throughout the building.

Hazmat:

9 x 9 floor tile noted





BUILDING

GROSS SQUARE FEET

9,357

ASSIGNABLE
SQUARE FEET

6,679

EFFICIENCY

71.3%

FACILITIES
CONDITION INDEX

83.8%

ANNUAL FTES (2013)

585

ROOMS

31

STATIONS

320

AGE OF BUILDING

47

Math/Engineering

Facility Description:

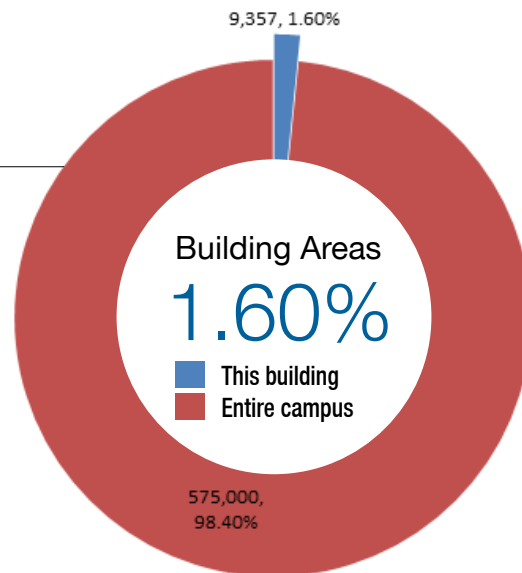
Building 1100 (Math/Engineering) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 9,357-square-foot building contains classrooms, class labs, and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete, pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet. The exterior walls have aluminum storefront doors and tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane fixed glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board with vinyl wall coverings and wood paneling. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is VCT and carpet. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full

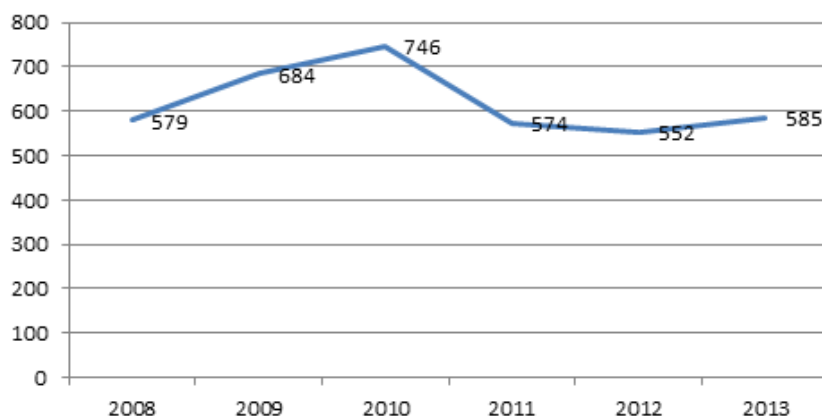


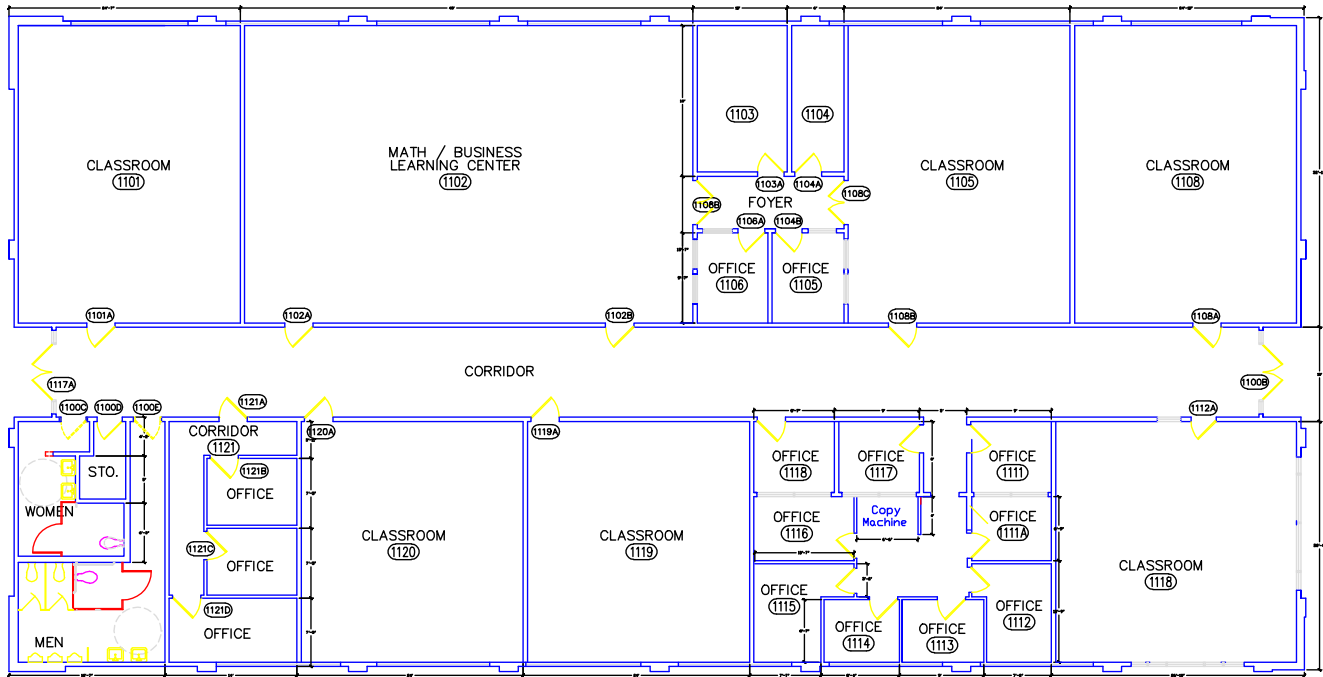
height tile walls with 12 x 12 glue-on ceilings. Toilet compartments are a combination of plastic and wood laminate.

Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 1400 and cooling is supplied by a water cooled chiller located in Building 1400 of 2008 vintage. The heating/cooling distribution system is a 4-pipe system on the campus EMS, using factory built air handling units that are original to construction with electric package units in the office area. Fresh air is supplied by air handling units. Ductwork and air handling units are original. The office area is heated and cooled by a gas fired package unit. Ceiling/roof mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type and maintained functional with upgrades as needed for maintenance purposes. Cold/hot water piping is galvanized and copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a 10- and 30-gallon electric water heater.

FTES by Year 1100 Building





Electrical:

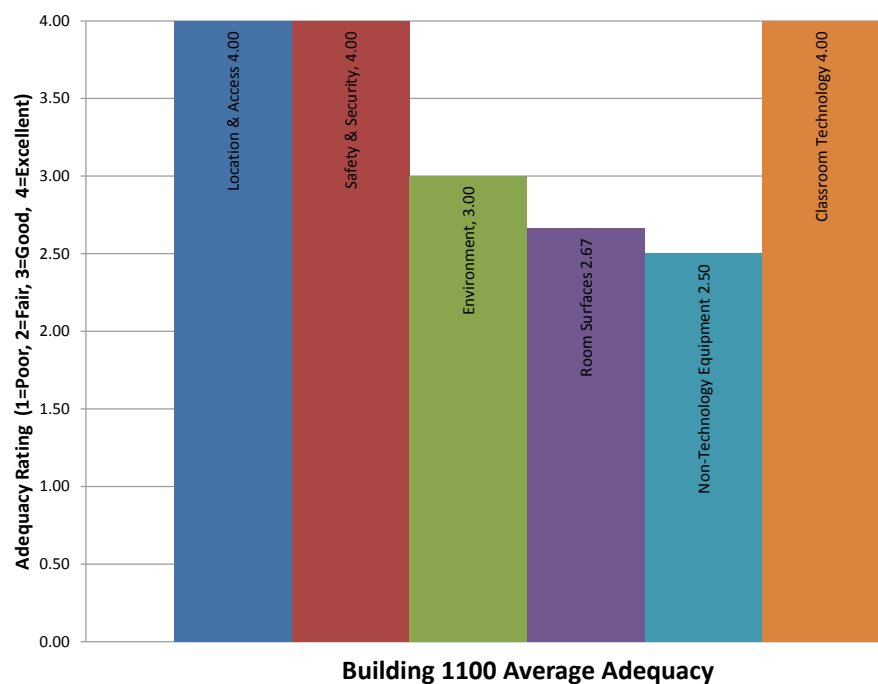
The electrical system is fed from a pad-mounted 30 kVA transformers that delivers 225 amps of 120/208 V and 225 amps of 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent, upgraded to T-8 using typical switches and outlets with motion sensors. Emergency lights are present and battery operated. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and smoke detectors and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system in storage areas with fire extinguishers in cabinets throughout the building.

Hazmat:

None noted



Agriculture

Facility Description:

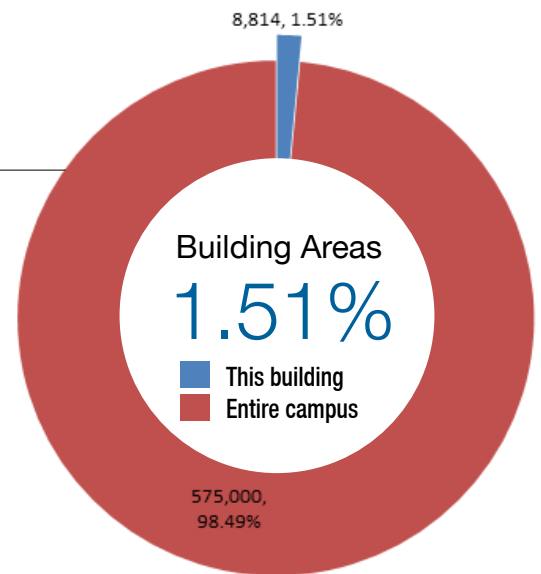
Building 1200 (Agriculture) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 8,814-square-foot building contains class labs and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Metal overhead coiling doors are present. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings. Walls throughout the building are painted. The ceilings are T-bar type drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is exposed concrete and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls with 12 x 12 glue-on ceilings. Toilet compartments are metal.



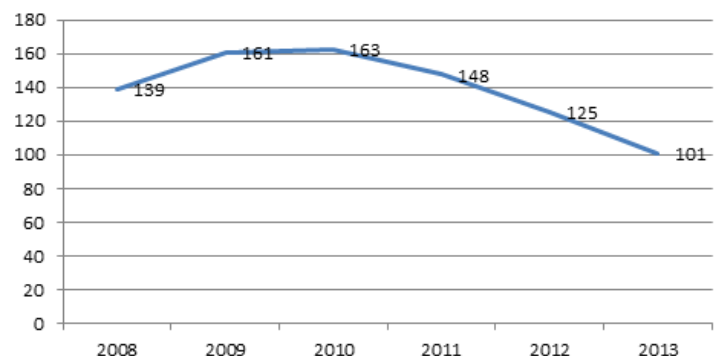
Mechanical/Plumbing:

Heating is provided by the original Kewanee 650,000 gas-fired boilers. The heating distribution system is a 2-pipe system using factory built air handling units. Cooling is supplied by a 10-ton direct expansion unit. Fresh air is supplied by air handling units. Ductwork and air handling units are original. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original with some upgrades to auto type fixtures (urinals). Cold/hot water piping is galvanized and copper and is original and maintained functional by a strong service department. This building has an air and gas system. Domestic hot water is provided by a National 30-gallon gas fired water heater.

Electrical:

The electrical system is fed from a pad-mounted 225 kVA transformer that delivers 400 amps of 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically upgraded T-8 fluorescent with typical switches and outlets with motion sensors. The building has a 480 V 600

FTES by Year 1200 Building



GROSS SQUARE FEET

8,814

ASSIGNABLE
SQUARE FEET

6,920

EFFICIENCY

78.5%

FACILITIES
CONDITION INDEX

83.8%

ANNUAL FTES (2013)

101

ROOMS

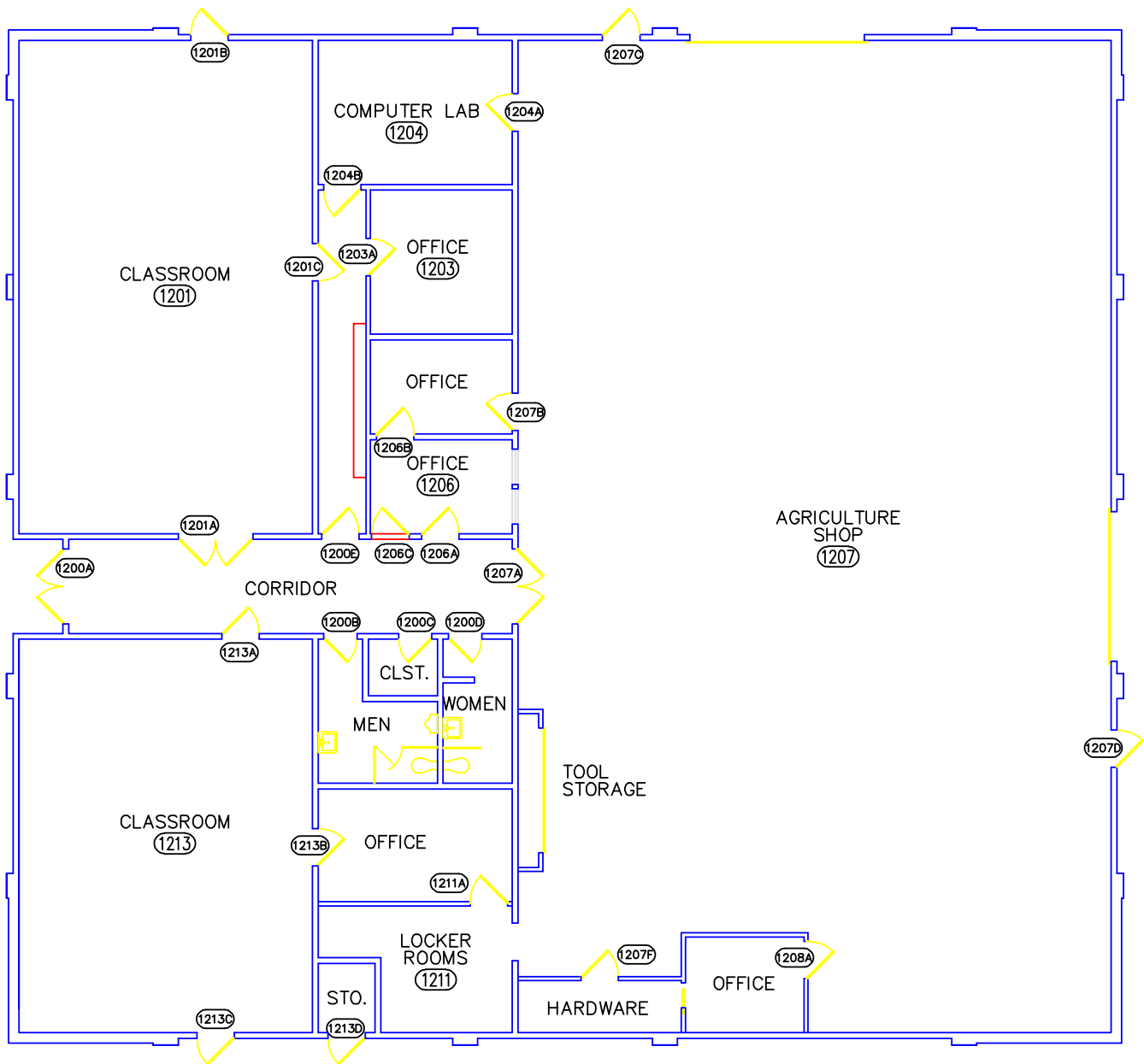
21

STATIONS

105

AGE OF BUILDING

47



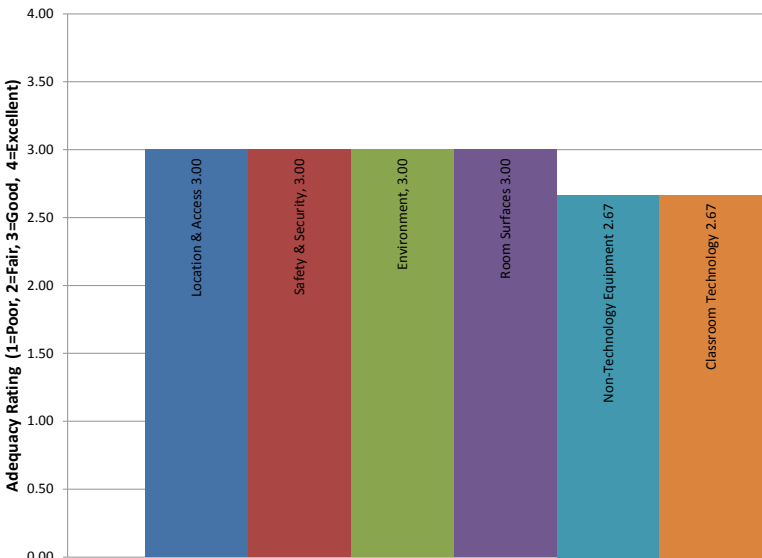
amp MCC. Emergency lights are present and operated by batteries. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored. The building has a fire sprinkler system in storage areas and fire extinguishers in cabinets throughout the building.

Hazmat:

None noted.



Building 1200 Average Adequacy

Electronics/Police

Facility Description:

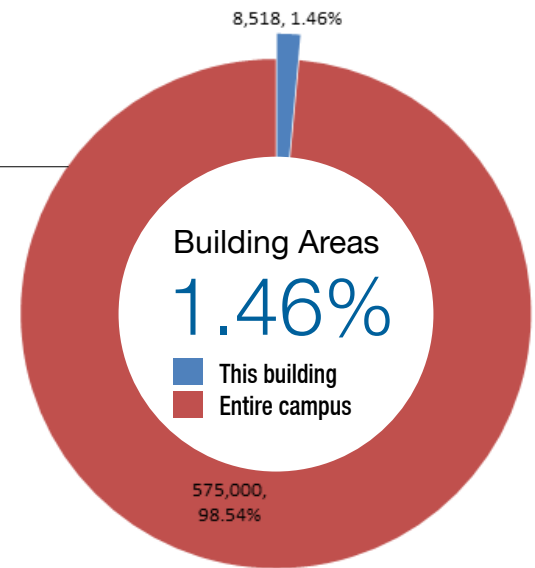
Building 1300 (Electronics/Police) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 8,518-square-foot building contains offices were originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete, pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet. The exterior walls have aluminum storefront auto operation doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames, some with electric access. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and or vinyl wall coverings. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is carpet with some areas having VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments in women's restrooms are metal.



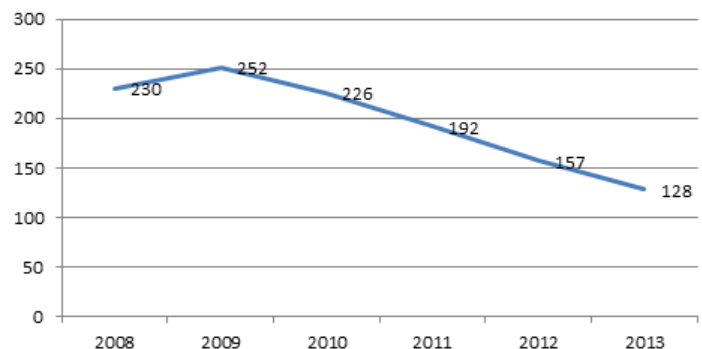
Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 1400 and cooling is supplied by a water cooled chiller located in Building 1400 of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using the campus EMS with factory built air handling units, with electric package units in the office area. Fresh air is supplied by air handling units. Ductwork and air handling units are original. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original and maintained functional. Cold/hot water piping is galvanized and copper and is mostly original with upgrades as needed for maintenance purposes. Domestic hot water is provided by a 20-gallon unit.

Electrical:

The electrical system is fed from a pad-mounted 45 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically upgraded T-8 fluorescent using motion sensors with typical switches and outlets. Emergency lights are present using battery operation. Emergency exit signs are present and are typically illuminated.

FTES by Year 1300 Building



GROSS SQUARE FEET

8,518

ASSIGNABLE
SQUARE FEET

5,716

EFFICIENCY

67.1%

FACILITIES
CONDITION INDEX

77.6%

ANNUAL FTES (2013)

128

ROOMS

26

STATIONS

176

AGE OF BUILDING

47



GROSS SQUARE FEET

16,052

ASSIGNABLE
SQUARE FEET

10,927

EFFICIENCY

68.0%

FACILITIES
CONDITION INDEX

79.1%

ANNUAL FTES (2013)

423

ROOMS

32

STATIONS

296

AGE OF BUILDING

47

Physical Science

Facility Description:

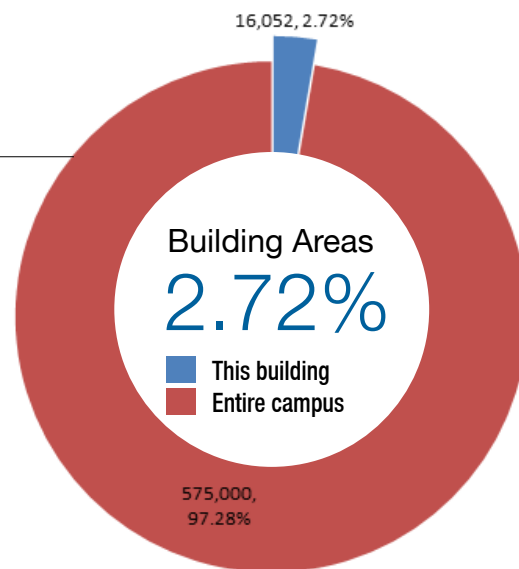
Building 1400 (Physical Science) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 16,502-square-foot building contains class labs and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete, pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames that are a combination of fixed and operational units.

Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is mostly VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal.



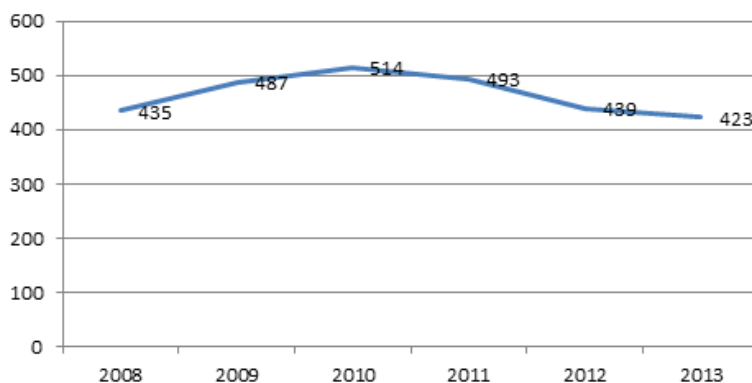
Mechanical/Plumbing:

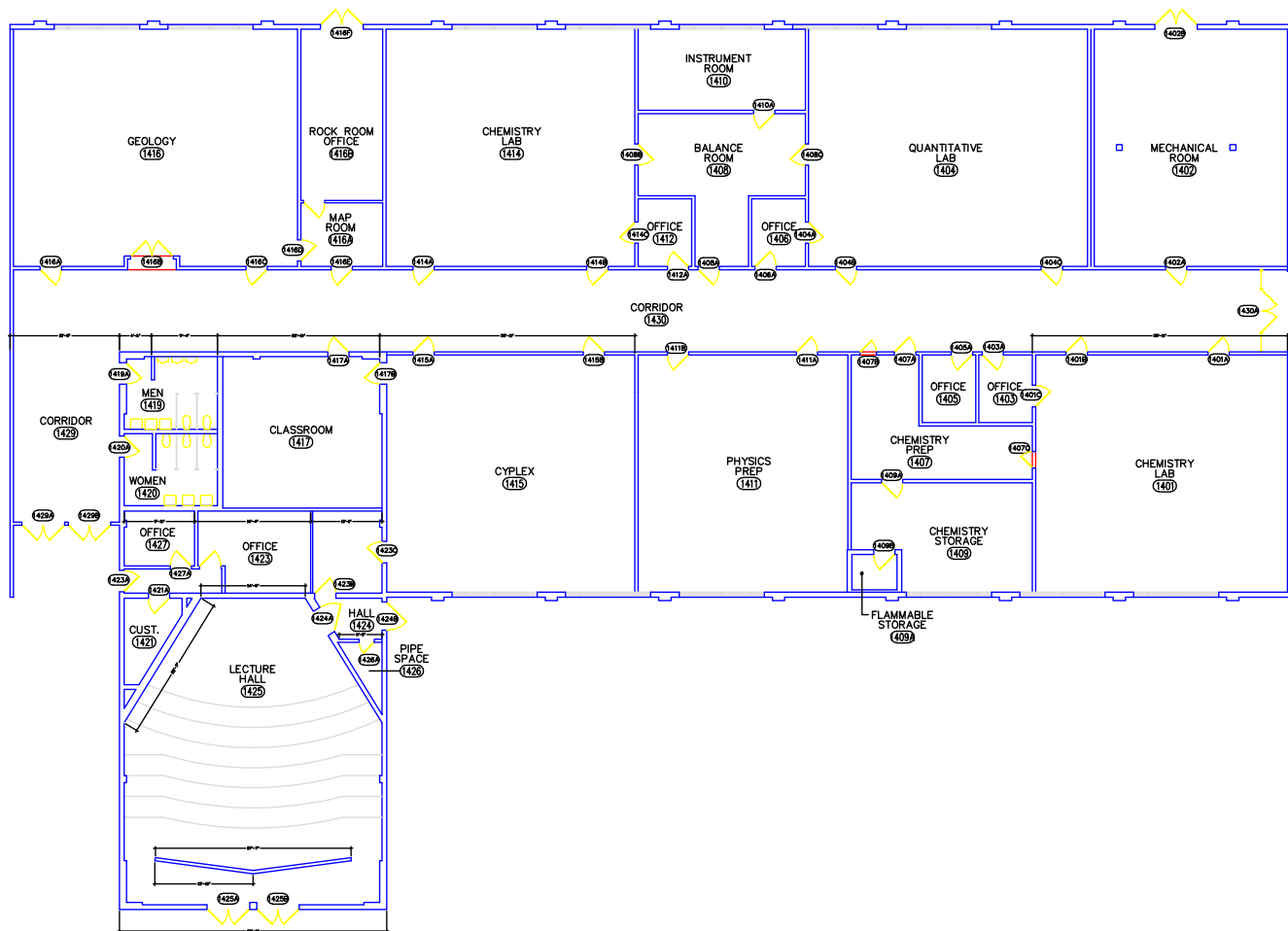
Heating is provided by 1.9 M gas-fired boilers of 2008 vintage. Cooling is supplied by a multi stack water cooled 180-ton chiller using a BAC cooling tower with a combination of circulation pumps of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using the campus EMS with factory built air handling units, with electric package units in the office area. Fresh air is supplied by air handling units. Ductwork and air handling units are original. Ceiling/roof mounted exhaust fans are installed in building and restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto type fixtures as needed for maintenance/ADA purposes. Cold/hot water piping is galvanized and copper and is mostly original.

Electrical:

The electrical system is fed from a pad-mounted 150 kVA transformer that delivers 1000 amps of 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles

FTES by Year 1400 Building





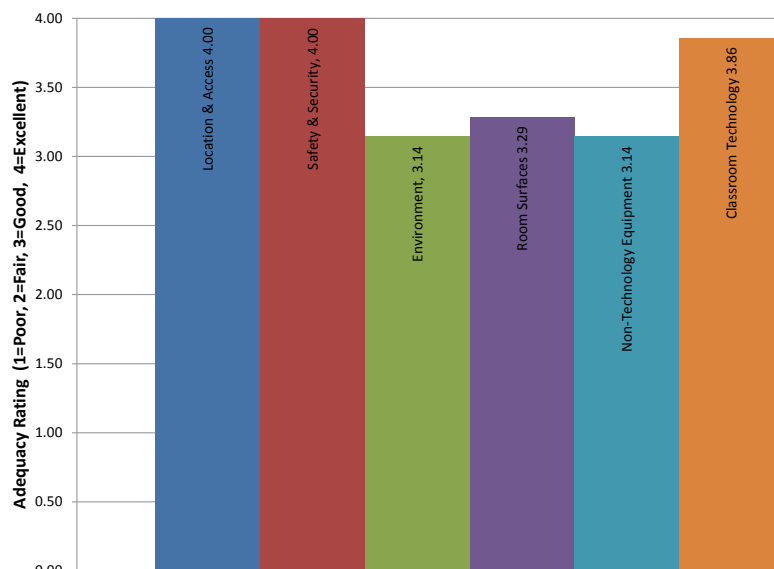
are mostly original. Lighting is typically upgraded fluorescent T-8 using motion sensors with typical switches and outlets. Emergency lights are present with battery operation. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system in storage areas and fire extinguishers in cabinets throughout the building. The lab area has fire blankets. The building has a video security system and emergency phones.

Hazmat:

None noted.



Building 1400 Average Adequacy

GROSS SQUARE FEET

1,920ASSIGNABLE
SQUARE FEET**1,335**

EFFICIENCY

69.5%FACILITIES
CONDITION INDEX**0%**

ANNUAL FTES (2013)

28

ROOMS

10

STATIONS

32

AGE OF BUILDING

6

Trinity Campus 1

Facility Description:

Building 1510 (Trinity Campus 1) is located at 30 Arbuckle Court in Weaverville, CA. The one-story, 1,920-square-foot building contains classrooms, special class labs, and offices. It was originally constructed in 2008 and is one of three modular buildings.

Structural/Exterior Closure:

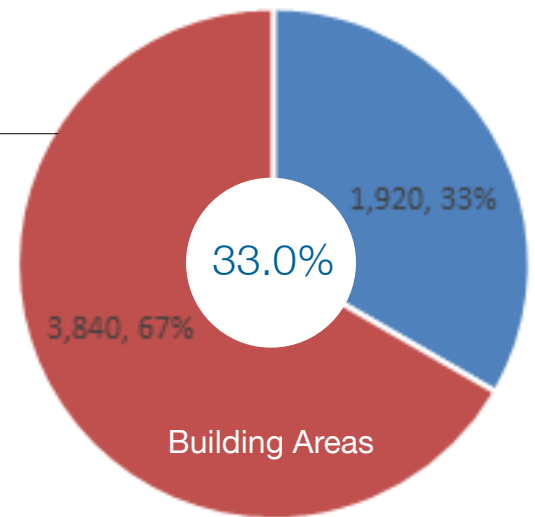
The building foundation is a reinforced concrete deepened perimeter footings with metal frames that supports a wood sub floor. The building is metal framed with stucco exterior finish and a wood wainscot. The main entries are metal doors in metal jambs. The windows are aluminum framed dual pane units. The roof is metal standing seams. The buildings have a metal-framed snow deflection roof over entries.

Interiors:

The partitions in the building are typically vinyl covered gypsum board. The ceilings are acoustic drop-in ceiling tiles in metal grids with 2 x 4 ceiling tiles. Flooring in major use areas are carpet and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have sheet vinyl floors and FRP full height walls and T-bar ceilings. Toilet compartments are metal.

Mechanical/Plumbing:

Heating and cooling is provided by roof mount heat pumps with ceiling distribution and returns. The server room has a DX unit for additional cooling. The restrooms have ceiling mounted exhaust fans for ventilation. The janitor closet has a floor-mounted fiberglass sink. The plumbing fixtures are typical type with manual type flush valves on toilets, urinals, and sinks. The stainless steel sink in the break-room has a water faucet.



■ This building ■ Entire campus

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are of 2008 vintage. Lighting is typically fluorescent T-8 using typical switches and outlets. The building has a security alarm system. Emergency lights are present with battery operation. Emergency exit signs are present and are typically illuminated.

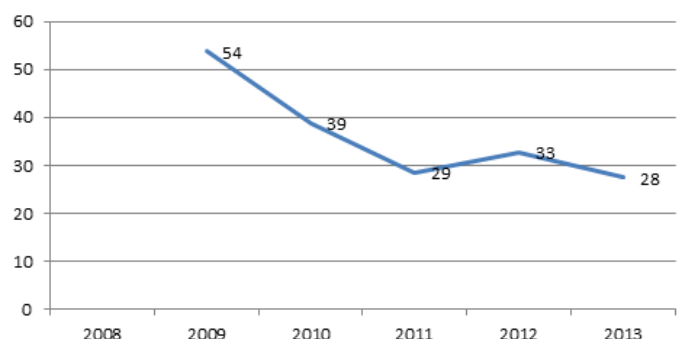
Fire Protection/Life Safety Systems:

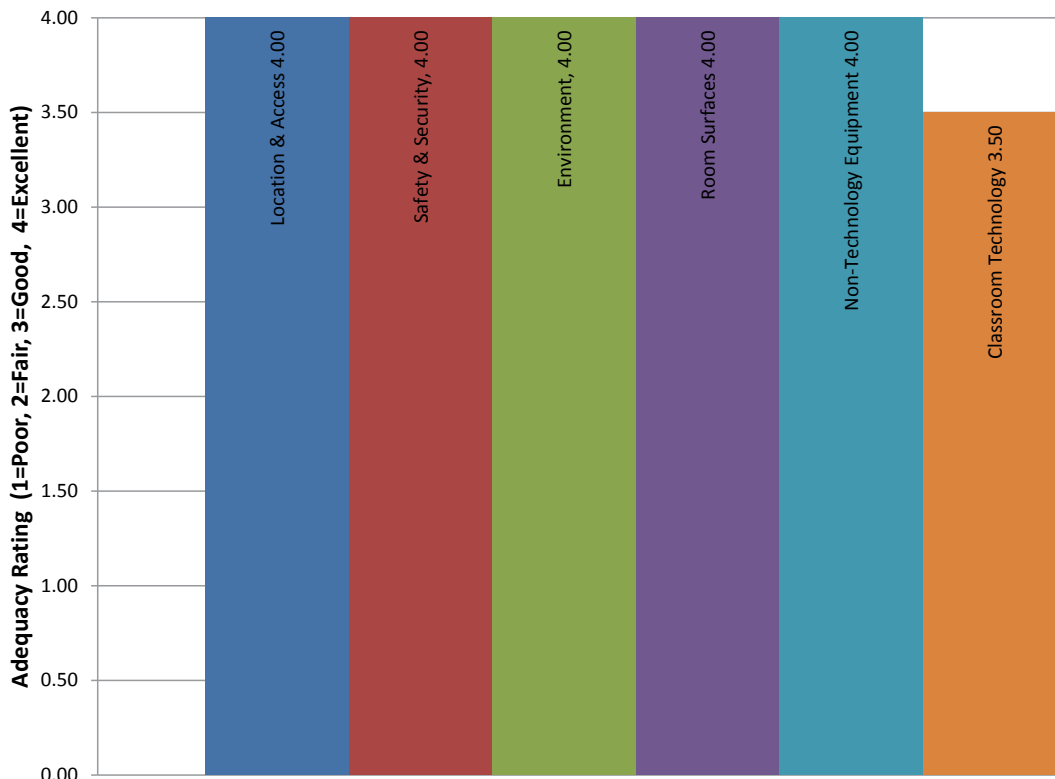
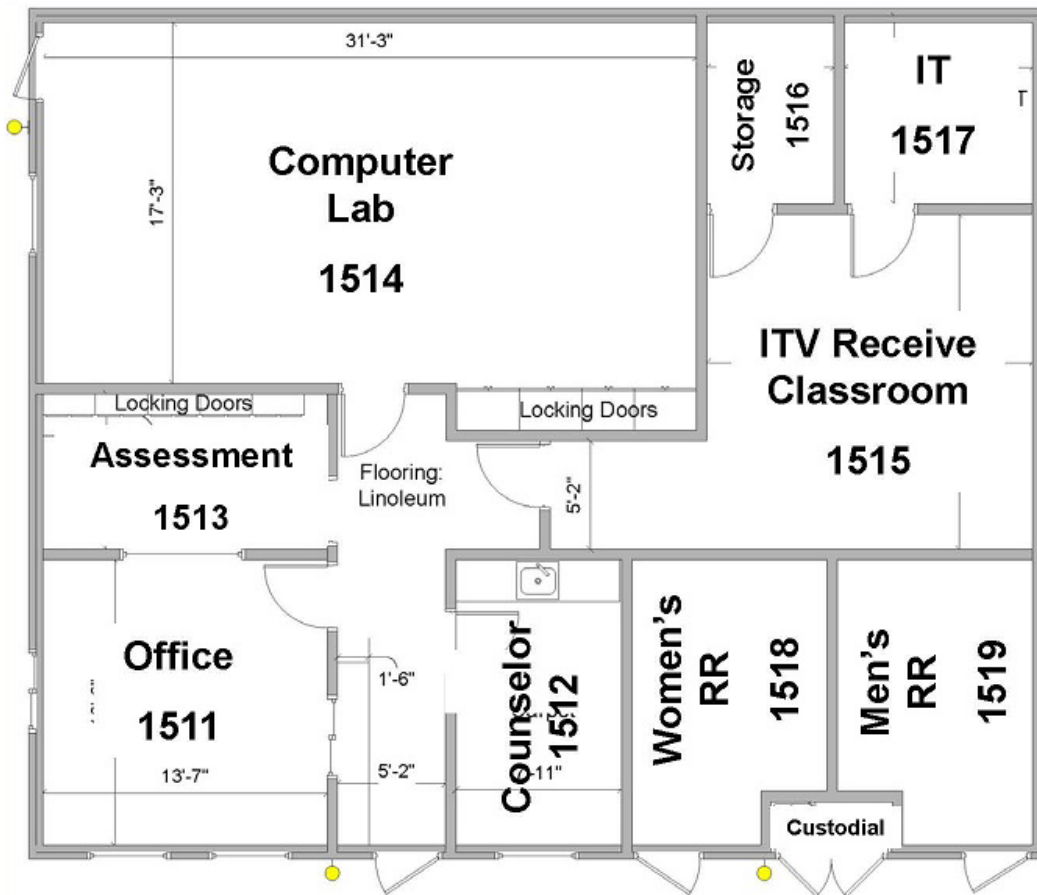
The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by California Safety Company. The building has fire extinguishers in cabinets throughout the building.

Hazmat:

None noted.

FTES by Year Trinity Campus





Trinity Campus - Building 1510 Average Adequacy

GROSS SQUARE FEET

960ASSIGNABLE
SQUARE FEET**866**

EFFICIENCY

90.2%FACILITIES
CONDITION INDEX**0%**

ANNUAL FTES (2013)

28

ROOMS

2

STATIONS

36

AGE OF BUILDING

6

Trinity Campus 2

Facility Description:

Building 1520 (Trinity Campus 2) is located at 30 Arbuckle Court in Weaverville, CA. The one-story, 960-square-foot building contains classrooms. It was originally constructed in 2008 and is one of three modular buildings.

Structural/Exterior Closure:

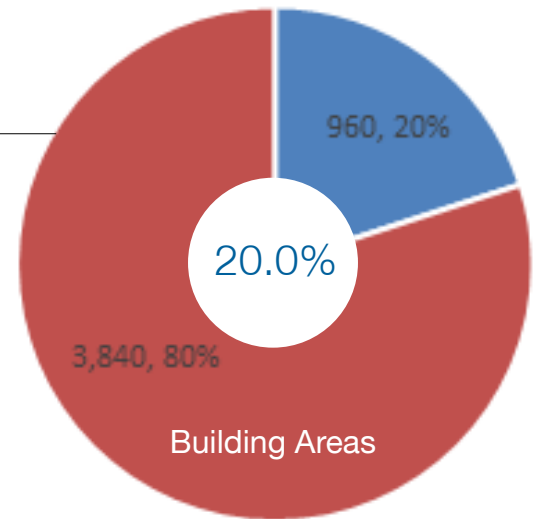
The building foundation is reinforced concrete deepened perimeter footings with metal frames that supports a wood sub floor. The building is metal framed with stucco exterior finish and a wood wainscot. The main entries are metal doors in metal jambs. The windows are aluminum framed dual pane units. The roof is metal standing seams. The buildings have a metal-framed snow deflection roof over entries.

Interiors:

The partitions in the building are typically vinyl covered gypsum board. The ceilings are acoustic drop-in ceiling tiles in metal grids with 2 x 4 ceiling tiles. Flooring in major use areas is carpet. Interior doors are wood with slab faces in metal frames.

Mechanical/Plumbing:

Heating and cooling is provided by roof-mount heat pumps with ceiling distribution and returns. There are no restrooms in this building.



■ This building ■ Entire campus

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are of 2008 vintage. Lighting is typically fluorescent T-8. Emergency lights are present with battery operation. Emergency exit signs are present and are typically illuminated.

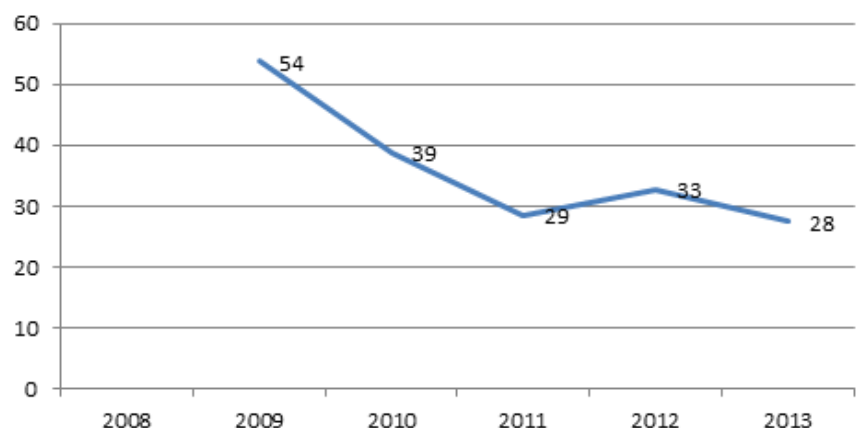
Fire Protection/Life Safety Systems:

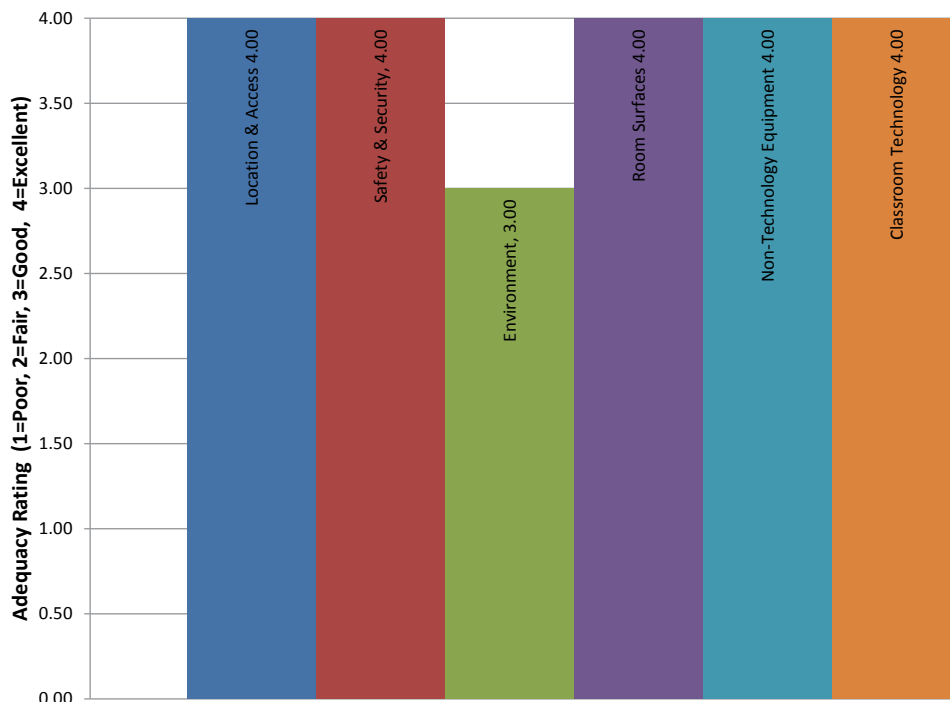
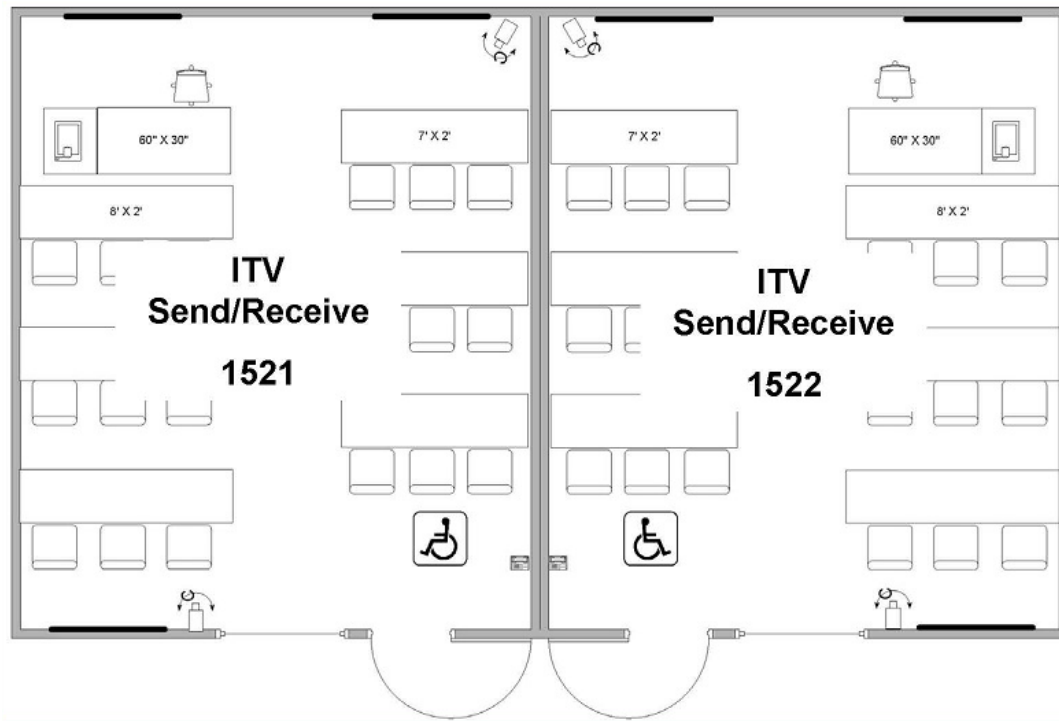
The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by California Safety Company. The building has fire extinguishers in cabinets throughout the building.

Hazmat

None noted.

FTES by Year Trinity Campus





Trinity Campus - Building 1520 Average Adequacy

GROSS SQUARE FEET

960ASSIGNABLE
SQUARE FEET**876**

EFFICIENCY

91.2%FACILITIES
CONDITION INDEX**0%**

ANNUAL FTES (2013)

28

ROOMS

2

STATIONS

42

AGE OF BUILDING

6

Trinity Campus 3

Facility Description:

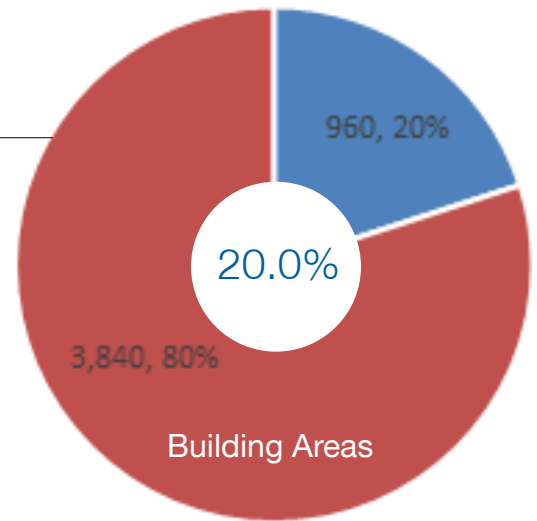
Building 1530 (Trinity Campus 3) is located at 30 Arbuckle Court in Weaverville, CA. The one-story, 960-square-foot building contains classrooms. It was originally constructed in 2008 and is one of three modular buildings.

Structural/Exterior Closure:

The building foundation is reinforced concrete deepened perimeter footings with metal frames that support a wood sub floor. The building is metal framed with stucco exterior finish and a wood wainscot. The main entries are metal doors in metal jambs. The windows are aluminum framed dual pane units. The roof is metal standing seams. The buildings have a metal-framed snow deflection roof over entries.

Interiors:

The partitions in the building are typically vinyl covered gypsum board. The ceilings are acoustic drop in ceiling tiles in metal grids with 2 x 4 ceiling tiles. Flooring in major use areas are carpet. Interior doors are wood with slab faces in metal frames.



■ This building ■ Entire campus

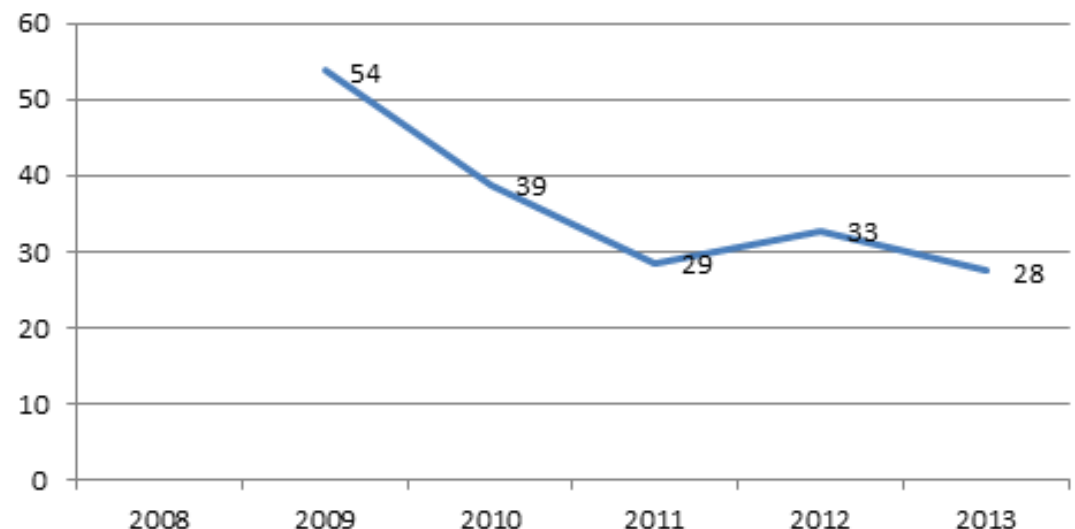
Mechanical/Plumbing:

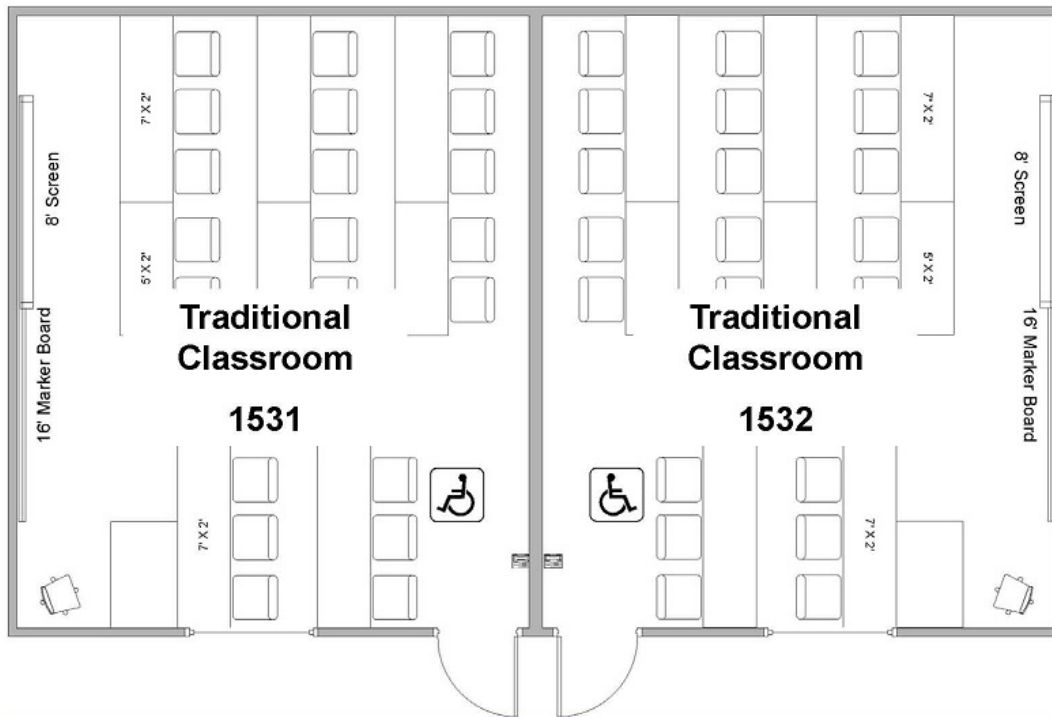
Heating and cooling is provided by roof mount heat pumps with ceiling distribution and returns. There are no restrooms in this building.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are of 2008 vintage. Lighting is typically fluorescent T-8. Emergency lights are present with battery operation. Emergency exit signs are present and are typically illuminated.

FTES by Year Trinity Campus



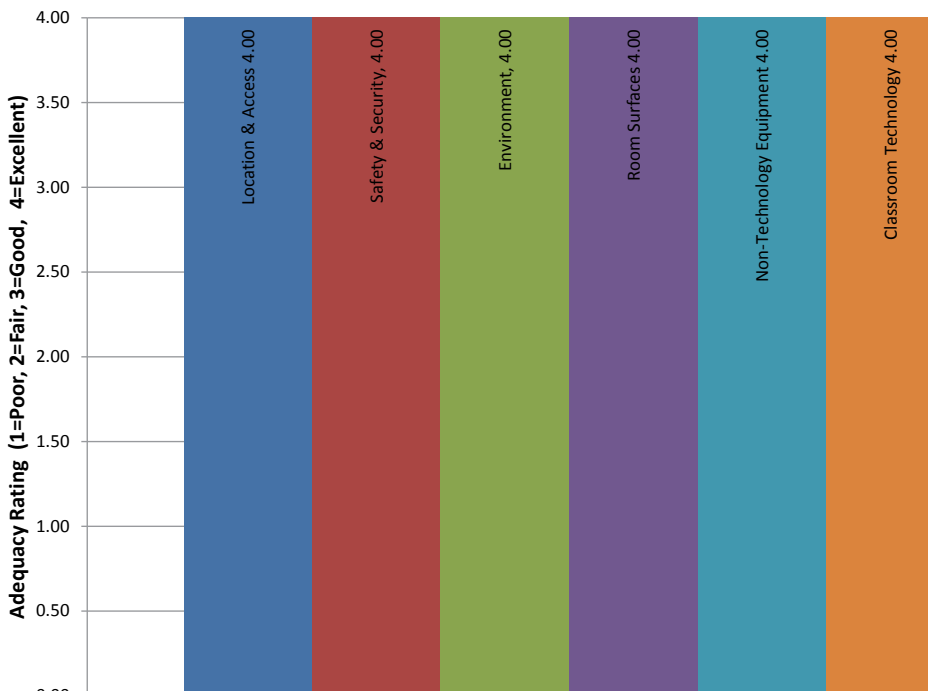


Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by California Safety Company. The building has fire extinguishers in cabinets throughout the building.

Hazmat:

None noted.



Trinity Campus - Building 1530 Average Adequacy



BUILDING

GROSS SQUARE FEET

15,817

ASSIGNABLE
SQUARE FEET

11,052

EFFICIENCY

69.8%

FACILITIES
CONDITION INDEX

83.4%

ANNUAL FTES (2013)

353

ROOMS

40

STATIONS

307

AGE OF BUILDING

47

Life Science

Facility Description:

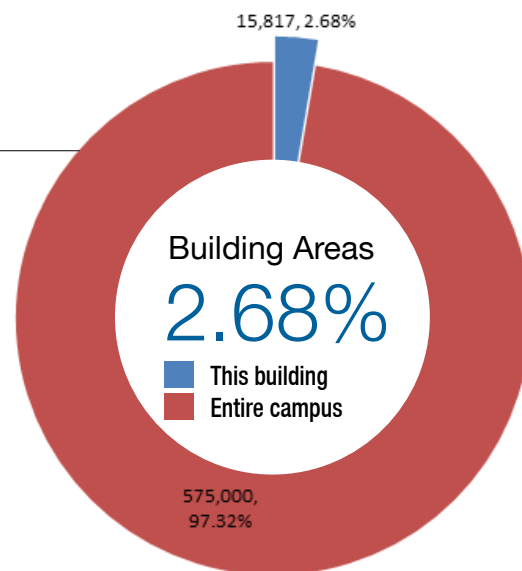
Building 1600 (Life Science) is located in the center of the main Shasta College campus in Redding, CA. The one-story, 15,817-square-foot building contains classrooms, class labs, and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete with pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system. Service doors are flat-faced metal in metal frames. The windows are single pane tinted fixed glass in aluminum frames.

Interiors:

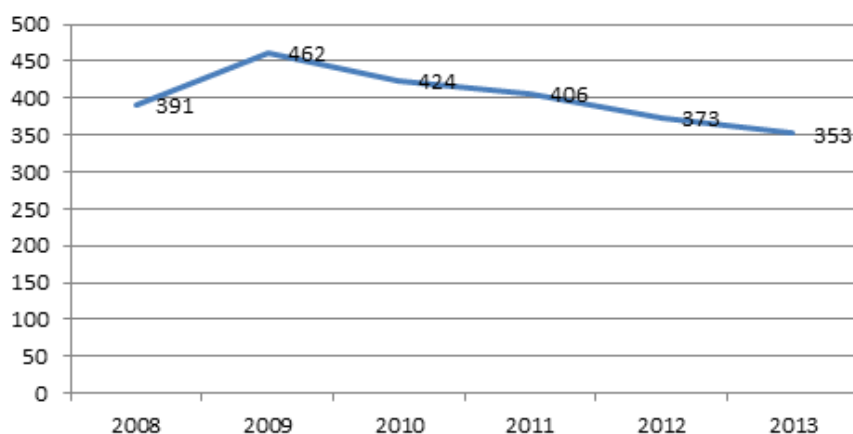
The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are acoustic drop in ceiling tile in metal grid with 2 x 4 ceiling tiles throughout the building. Flooring in major use areas is carpet and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal and wood laminate.

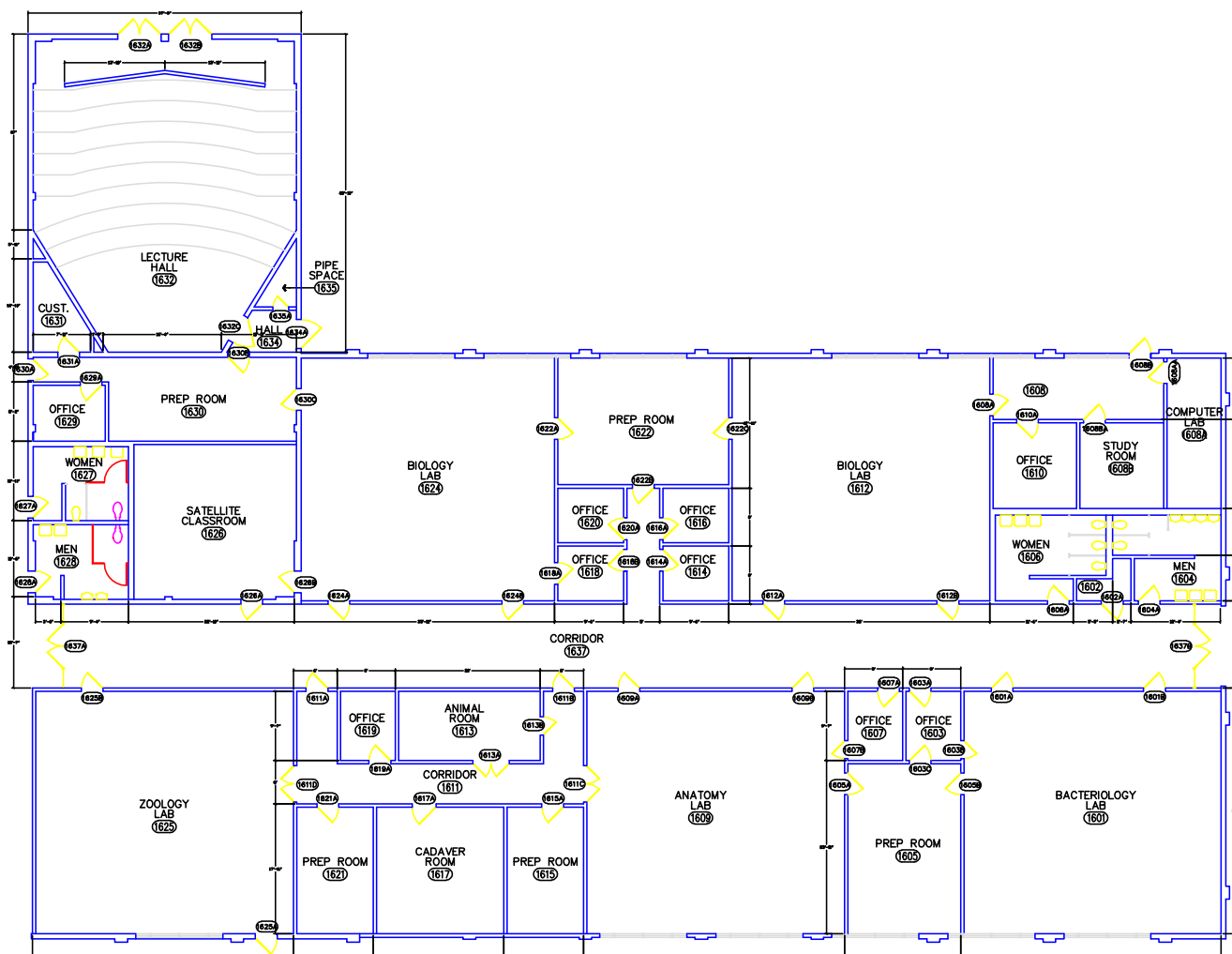


Mechanical/Plumbing:

Heating is provided by gas-fired boilers located in Building 1400 and cooling is supplied by a water cooled chiller located in Building 1400 of 2008 vintage. Buildings 1400 and 1600 are under 100 percent positive pressure. The heating/cooling distribution system is a 4-pipe system using factory built air handling units on the campus EMS. Fresh air is supplied by air handling units. Duct work and air handling units are mostly original. Ceiling/roof mounted exhaust fans are installed in restrooms for building, fume hood and restroom ventilation. Plumbing fixtures are typically of original type with some upgraded to auto fixtures (urinals). The building has eye wash stations and a gas, vac, and air system. Cold/hot water piping is galvanized and copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a National electric 100-gallon water heater of 1990 vintage.

FTES by Year 1600 Building





Electrical:

The electrical system is fed from a pad-mounted 37 kVA transformer that delivers 400 amps of 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original and maintained functional by a strong service department. Lighting is typically upgraded T-8 fluorescent using typical switches and outlets with occupancy sensors. Emergency lights are present and powered by batteries. Emergency exit signs are present and are typically illuminated.

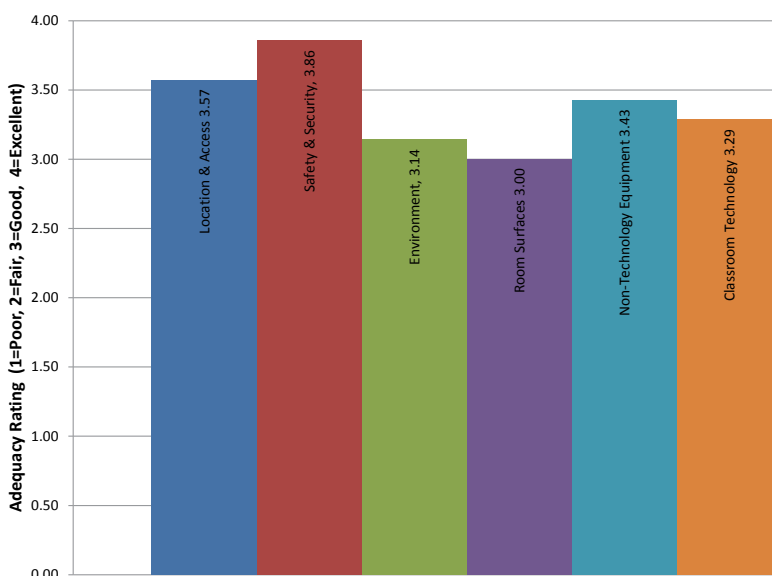
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system and fire extinguishers.

The lab areas have fire blankets.

Hazmat:

None noted.



Building 1600 Average Adequacy

GROSS SQUARE FEET

840ASSIGNABLE
SQUARE FEET**800**

EFFICIENCY

95.2%FACILITIES
CONDITION INDEX**168.7%**

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

41

Science Greenhouse

Facility Description:

Building 1601 (Science Greenhouse) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 840-square-foot building contains a greenhouse and was originally constructed in 1973. There have been no major remodels to date.

Structural/Exterior Closure:

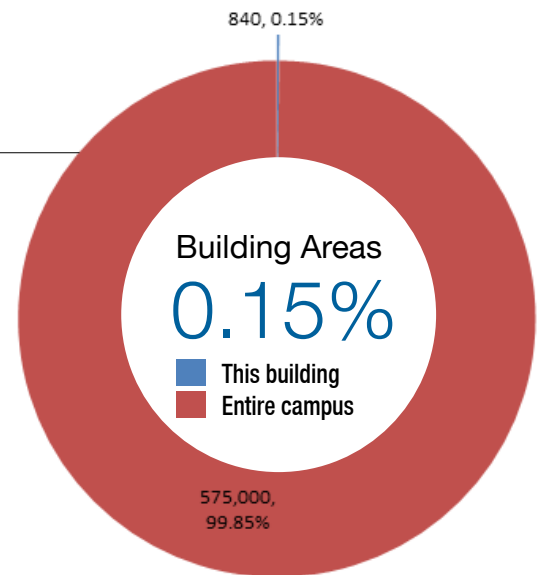
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is metal framed with corrugated fiberglass siding. The roof structure is metal framed with corrugated fiberglass panel roof. Entry door is metal framed with FG panel.

Interiors:

There are no interior finishes in the building. Floor is smooth concrete.

Mechanical/Plumbing:

Heating is provided by gas fired space heaters. Cooling is supplied by two evaporative coolers. Fresh air is supplied by infiltration and evaporative coolers. Plumbing consists of galvanized piping that is original for a misting system and a kitchen-style sink and hose bibs.



Electrical:

The electrical system is fed from a wall-mounted 25 kVA transformer that delivers 120/240 V, single phase, 3-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent T-12 using moisture protective switches and outlets. Emergency lights are not present. Emergency exit signs are not present. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The building does not have a fire/life safety system.

Hazmat:

None noted.

Intermountain Campus

Facility Description:

Building 1700 (Intermountain Campus) is a satellite campus located in Burney, CA. The single story, 1,880-square-foot building contains classrooms and offices and was originally constructed in 2004. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation/footings are reinforced concrete with deepened perimeter footings with post and beams that support the buildings wood floor. The structure is a modular building with wood siding and trim. The entries are metal doors in metal jambs. The windows are dual pane operational glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and or vinyl wall coverings. The ceilings are T-bar drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is carpet and sheet vinyl. Interior doors are wood with slab faces in metal frames. Restrooms have sheet vinyl floors and FRP wainscot.

Mechanical/Plumbing:

Heating and cooling is provided by gas-fired exterior wall mounted units that appear to be original to construction with ceiling supply and return ducts. The plumbing fixtures are typically of original construction and maintained functional. The janitor's closet has a floor mount fiberglass sink. Domestic hot water is provided by a 20-gallon electric water heater, per staff. Piping is copper and is original to construction and maintained functional.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

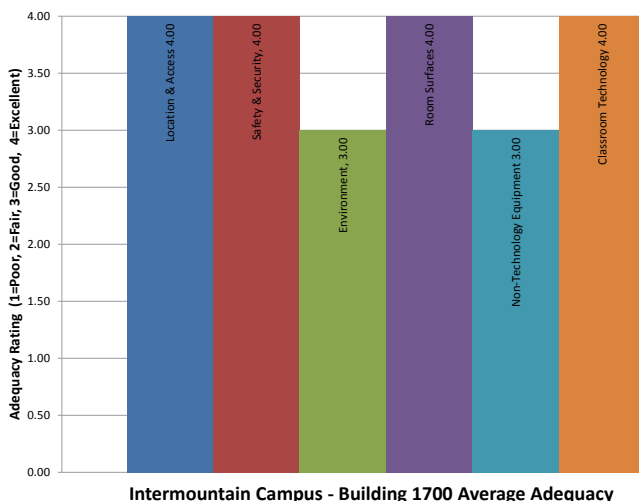
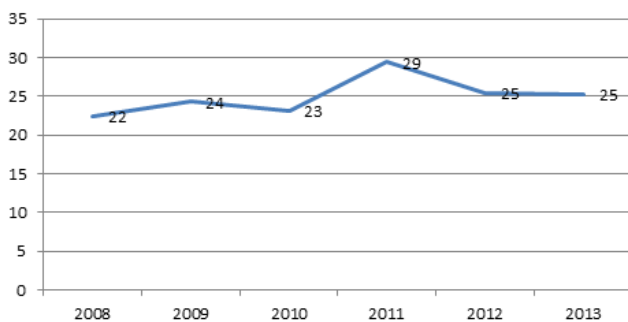
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers in cabinets. The building has a video system.

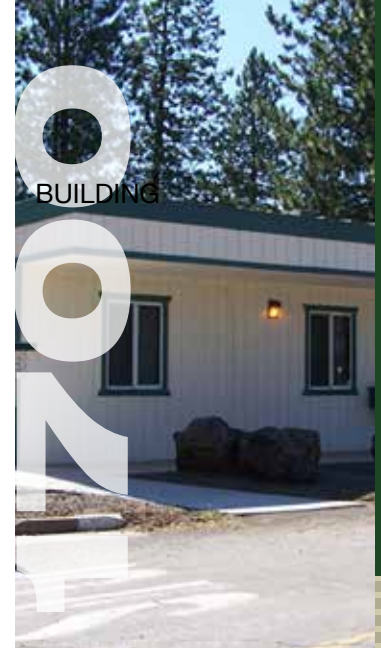
Hazmat:

None noted.

FTES by Year Intermountain Campus



Intermountain Campus - Building 1700 Average Adequacy



GROSS SQUARE FEET

1,880

ASSIGNABLE SQUARE FEET

895

EFFICIENCY

47.6%

FACILITIES CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

9

STATIONS

38

AGE OF BUILDING

10

Locker Building

Facility Description:

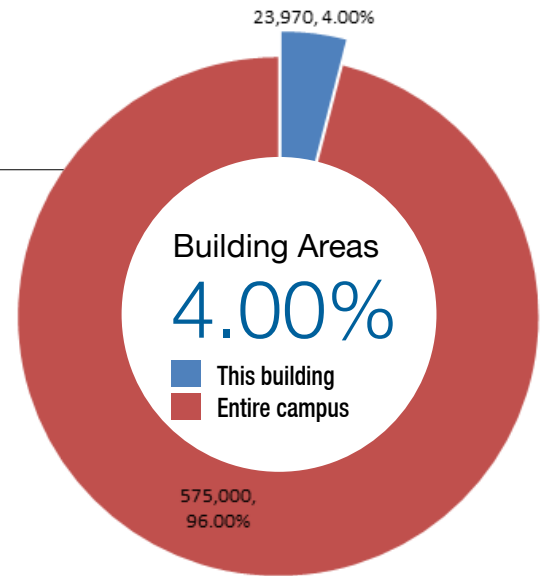
Building 1800 (Locker Building) is located in the north portion of the main Shasta College campus in Redding, CA. The one-story, 23,970-square-foot building contains athletic/physical education rooms and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure concrete using is pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system. The exterior walls have metal doors and jambs with aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single and dual pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board, plaster and tile. Walls throughout the building are painted. The ceilings are glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles and some areas are plaster. Flooring in major use areas is exposed concrete, carpet and

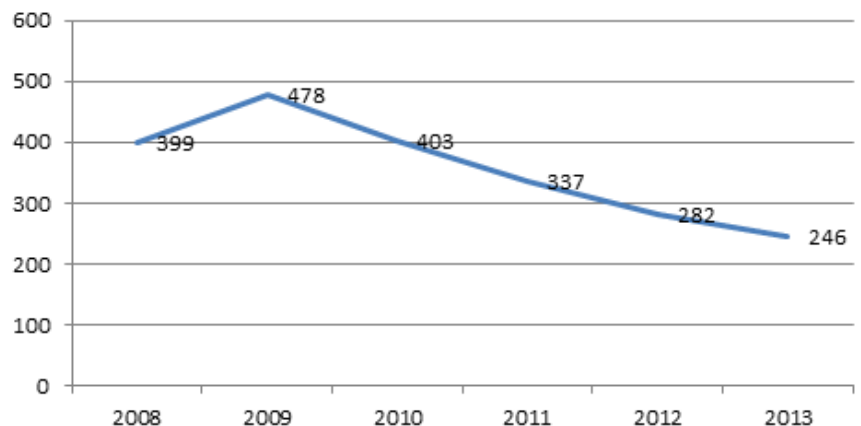


VCT. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are plastic type.

Mechanical/Plumbing:

Heating is provided by five gas-fired rooftop package units and by heat-only Trane air handling units (with upgraded Lincoln energy efficient motor) in the locker rooms. Additional heating and cooling is provided by wall mounted bard units and 21 window type heat pumps in the offices. The heating distribution system is a ducted system. Fresh air is supplied by air handling units and package units and infiltration. The ductwork and air handling units in the locker rooms are original. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto flush type fixtures. Cold/hot water piping is galvanized and copper and is original and is maintained functional. Domestic hot water is provided by a 1.2 M gas boiler and two gas-fired AO Smith 80-gallon water

FTES by Year 1800 Building



GROSS SQUARE FEET

23,970

ASSIGNABLE
SQUARE FEET

18,856

EFFICIENCY

78.6%

FACILITIES
CONDITION INDEX

90.9%

ANNUAL FTES (2013)

246

ROOMS

74

STATIONS

40

AGE OF BUILDING

47

heaters using circulation pumps with a 1000-gal-lon storage tank. The building has about 70 pole showers. The building has an eye/shower safety system. Pool boiler is a Bryan 4.8 M BTU unit.

Electrical:

The electrical system is fed from a pad-mounted 150 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated. The building has a MCC, 480 V 600 amp.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, weight rooms, and other common spaces. The system is activated by pull stations and is centrally monitored by the campus Notifier system The building has fire extinguishers.

Hazmat:

None noted.



Gymnasium

Facility Description:

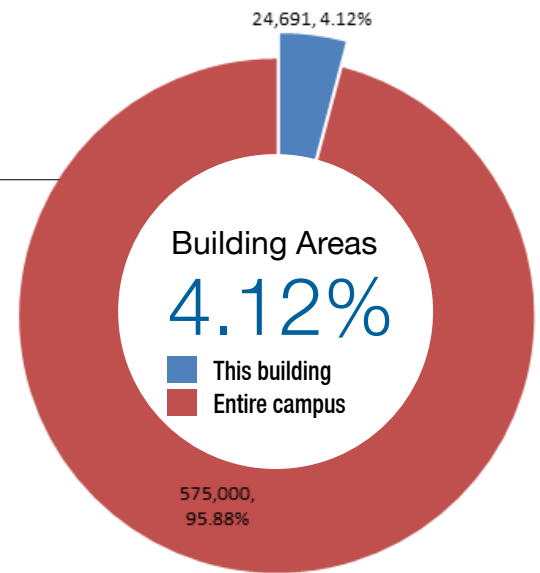
Building 1900 (Gymnasium) is located in the north portion of the main Shasta College campus in Redding, CA.. The one-story, 24,691-square-foot building contains gym, athletic and physical education rooms, and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and concrete and/or vinyl wall coverings. Walls throughout the building are painted. The ceilings are a combination of glue-on acoustic tile and T-bar drop in ceiling tile in metal grid with

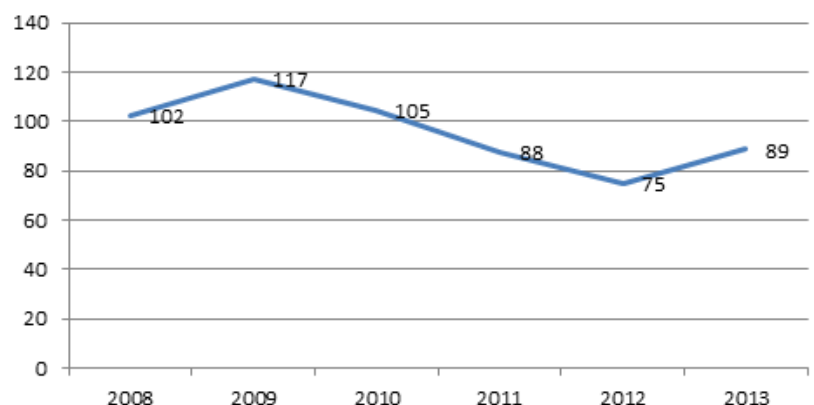


2 x 4 ceiling tiles and painted hard lids. Flooring in major use areas is exposed concrete or carpet. Gym has strip hardwood flooring. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal.

Mechanical/Plumbing:

Heating is provided by gas-fired boiler from Building 1800. The building does not have a cooling system. The heating distribution system is a 2-pipe system using factory-built air handling units using upgraded Lincoln motors on the campus EMS system. Fresh air is supplied by air handling units. Ceiling/roof mounted exhaust fans are installed in restrooms and shower areas for ventilation. Plumbing fixtures are typically original with upgrades as needed for maintenance purposes to auto type fixtures. Cold/hot water piping is galvanized and copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by a 5-gallon electric unit.

FTES by Year 1900 Building



GROSS SQUARE FEET

24,691

ASSIGNABLE
SQUARE FEET

17,288

EFFICIENCY

70.0%

FACILITIES
CONDITION INDEX

74.4%

ANNUAL FTES (2013)

89

ROOMS

19

STATIONS

54

AGE OF BUILDING

47

Electrical:

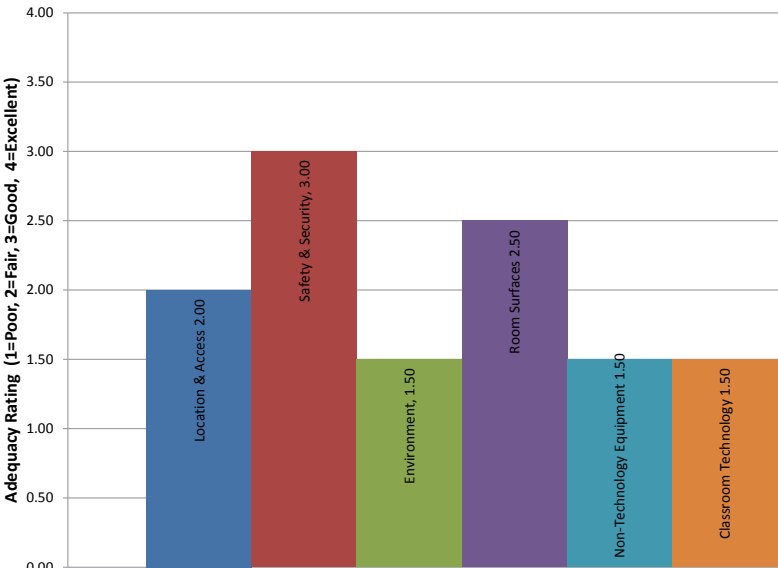
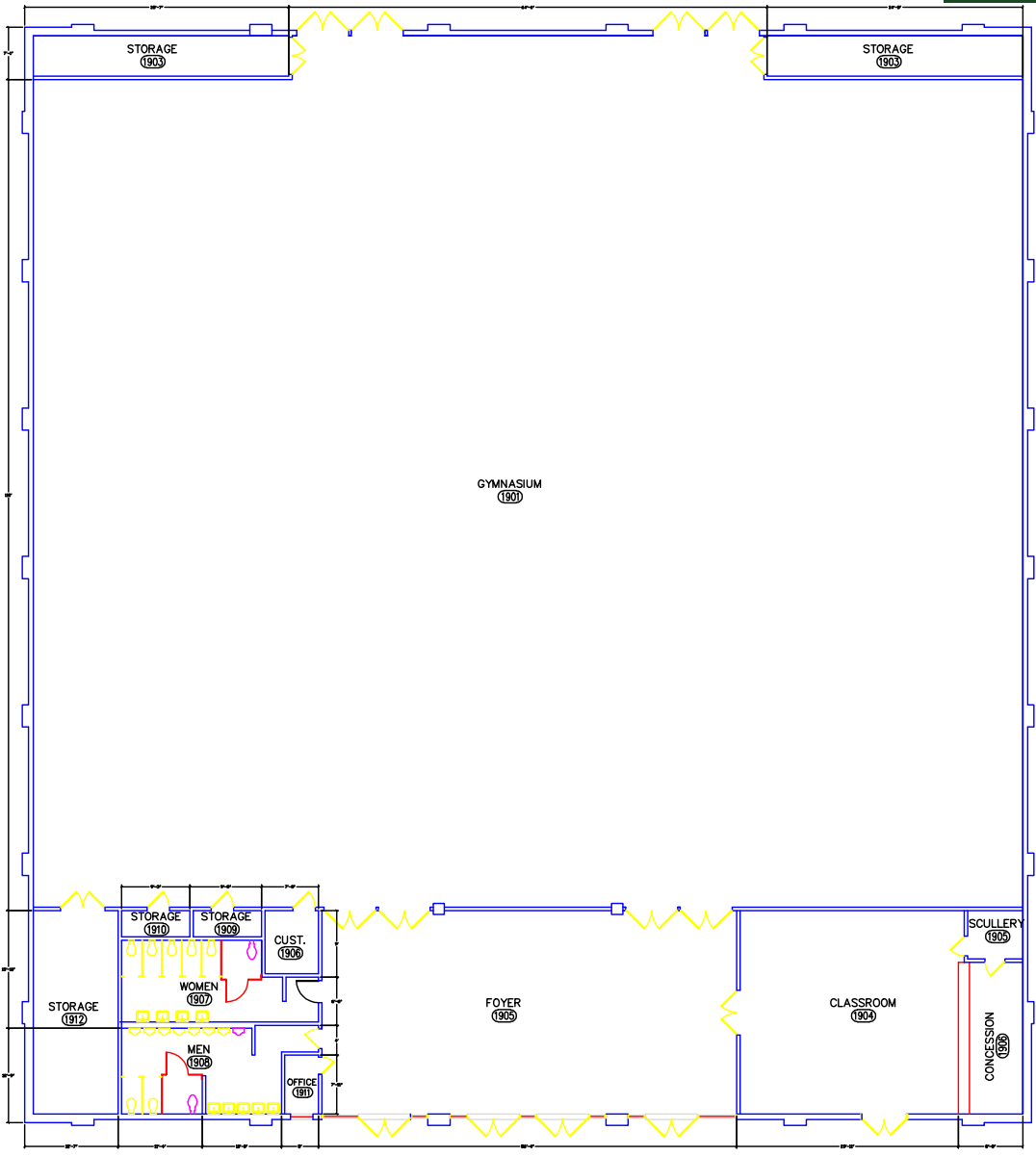
The electrical system is fed from a pad-mounted 75 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 with 400 W metal halide in the gym area. Emergency lights are present using batteries. Emergency exit signs are present and are typically illuminated. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and the gym. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has fire hose reels and extinguishers in cabinets.

Hazmat:

None noted.



Building 1900 Average Adequacy

Campus Center

Facility Description:

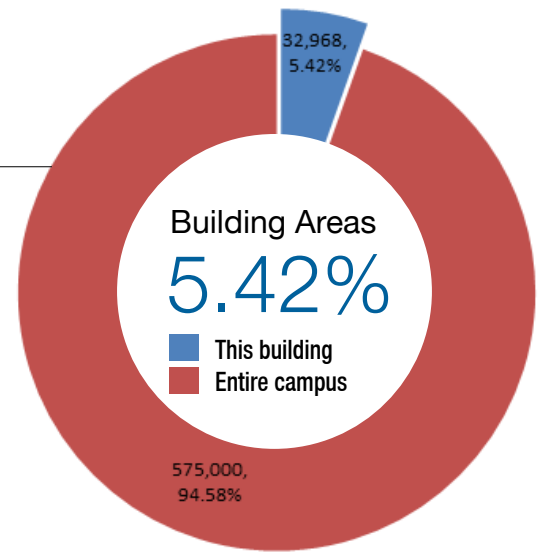
Building 2000 (Campus Center) is located in the center of the main Shasta College campus in Redding, CA. The two story, 32,968-square-foot building contains food facilities and offices and was originally constructed in 1967, with a remodel completed in 2006.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The second floor is steel girders with wood decking. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and built-up composition roofing system. The exterior walls have aluminum storefront doors and tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board with a combination of wood paneling and vinyl wall coverings and FRP. Walls throughout



the building are painted. The ceilings are a combination of glue-on acoustic tile and T-bar drop in ceiling tile in metal grid with 2 x 4 ceiling tiles with areas using painted hard lids. Flooring in major use areas is a combination of VCT and carpet. Interior doors are both metal and wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are plastic type. The second floor is serviced by a hydraulic passenger elevator and stairs. This building has a commercial stainless steel kitchen that was upgraded in 2006.

Mechanical/Plumbing:

Heating is provided by a Larrs 1.9 M gas-fired boiler. Cooling is supplied by a 125-ton multi stack water cooled chiller using a BAC cooling tower all of 2008 vintage. The system uses two 5 HP and one 7.5 HP circulation pumps on VFDs. The heating/cooling distribution system is a 4-pipe system

GROSS SQUARE FEET

32,968

ASSIGNABLE
SQUARE FEET

21,916

EFFICIENCY

66.4%

FACILITIES
CONDITION INDEX

79.7%

ANNUAL FTES (2013)

55

ROOMS

89

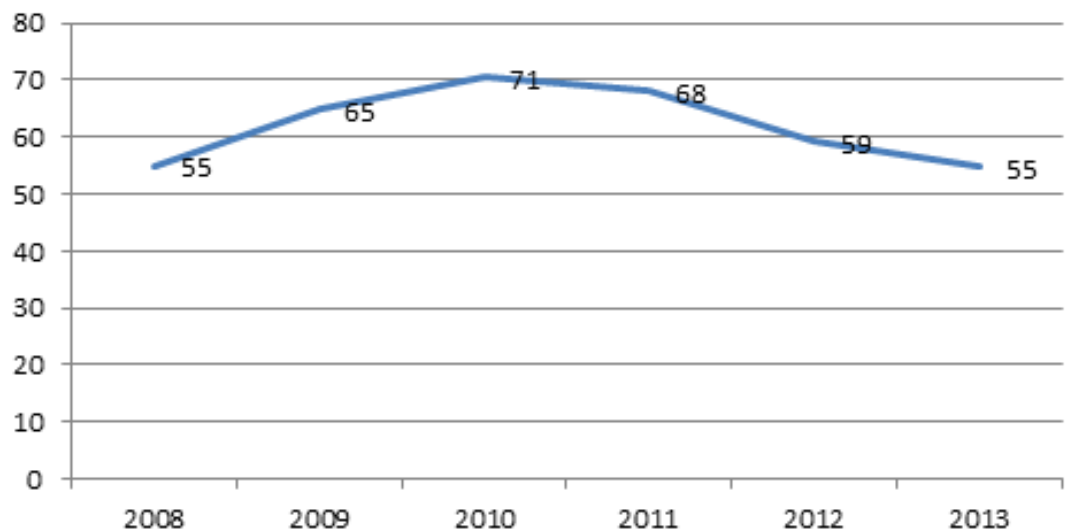
STATIONS

590

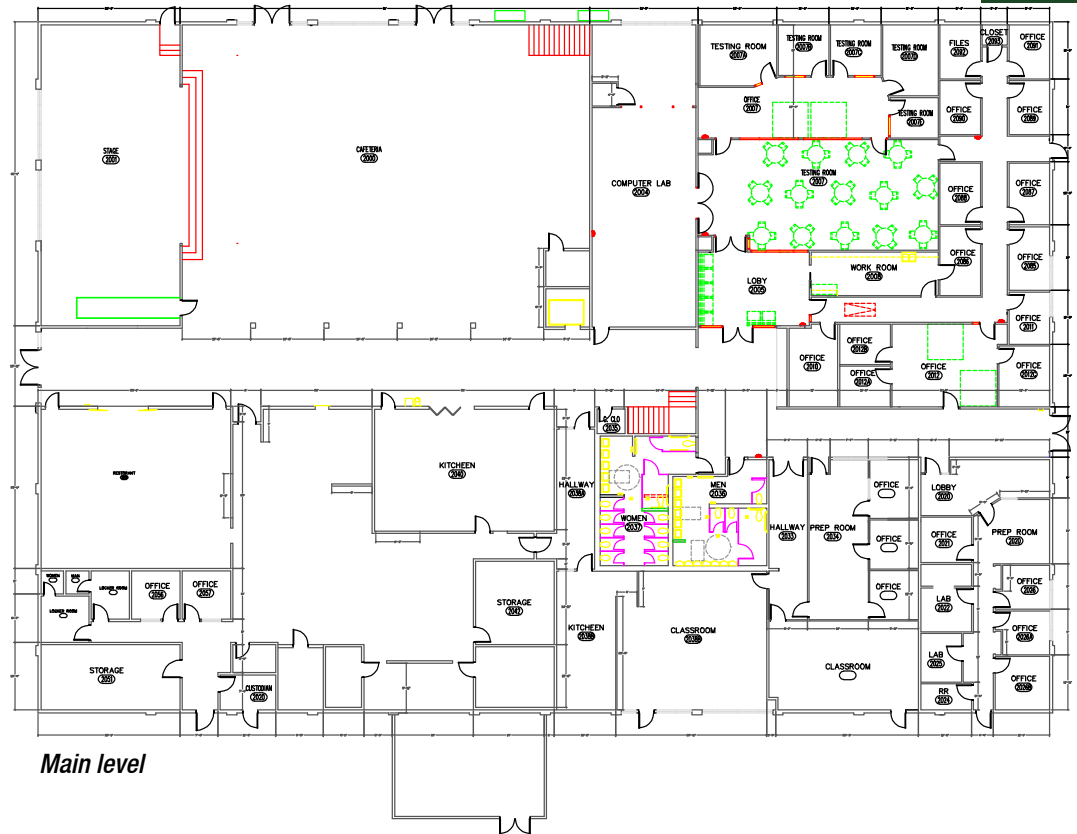
AGE OF BUILDING

47

FTES by Year 2000 Building



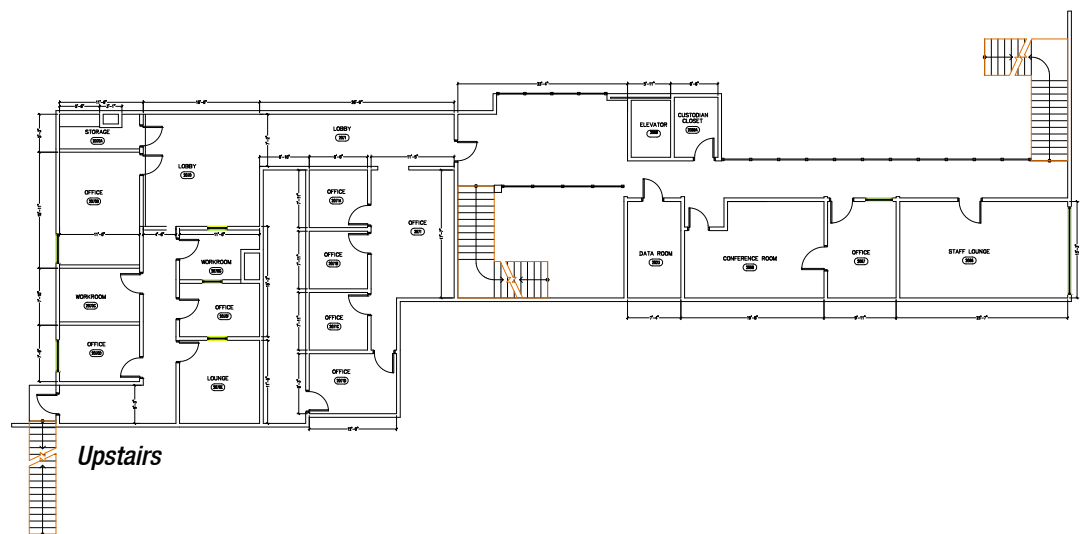
using factory built air handling units. The air handler is of 2008 vintage. The EOPS program office is served by a rooftop package units a 56,000 BTU unit of 1998 vintage and a 100,000 BTU unit of 2001 vintage, not on the EMS. Fresh air is supplied by air handling units and infiltration. Ductwork appears original. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with most fixtures upgraded to auto type fixtures. Cold/hot water piping is galvanized and copper and is mostly original and maintained functional by a strong service department. Domestic hot water is provided by an AO Smith cyclone 100-gallon gas-fired unit of 2008 vintage.



Main level

Electrical:

The electrical system is fed from a 12kV 1725 kVA main transformer to a combination of pad-mounted 45, 75, and 225 kVA transformers that deliver 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 with motion sensors using typical switches and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated. Cafeteria area has 400 watt metal halide lighting.



Upstairs

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, corridors, and other common spaces. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire

sprinkler system in storage areas. The kitchen area has an exhaust hood fire suppression system.

Hazmat:

None noted.

Extended Ed & General

Facility Description:

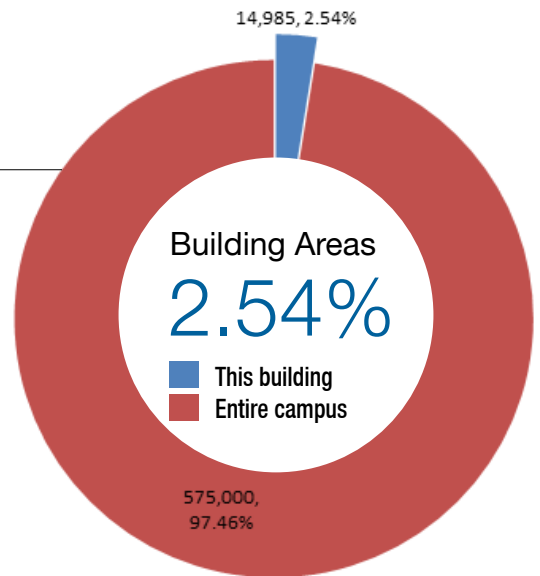
Building 2100 (Extended & General) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 14,985-square-foot building contains classrooms, class labs, and offices and was originally constructed in 1967. There was an addition in the 1970s. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet of 1990 vintage. The exterior walls have aluminum storefront doors and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings. Walls throughout



the building are painted. The ceilings are mostly drop-in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is VCT and carpet. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are wood laminate.

Mechanical/Plumbing:

Heating/cooling is provided by two 540,000 BTU gas-fired package units that were installed in 1997 and 1999 using the campus EMS. The heating/cooling distribution system is a ducted system. Fresh air is supplied by package units. Ceiling/roof mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type that are maintained functional. Hot/Cold water piping is galvanized and copper and is mostly original and maintained functional by a

GROSS SQUARE FEET

14,985

ASSIGNABLE
SQUARE FEET

8,666

EFFICIENCY

57.8%

FACILITIES
CONDITION INDEX

78.6%

ANNUAL FTES (2013)

383

ROOMS

45

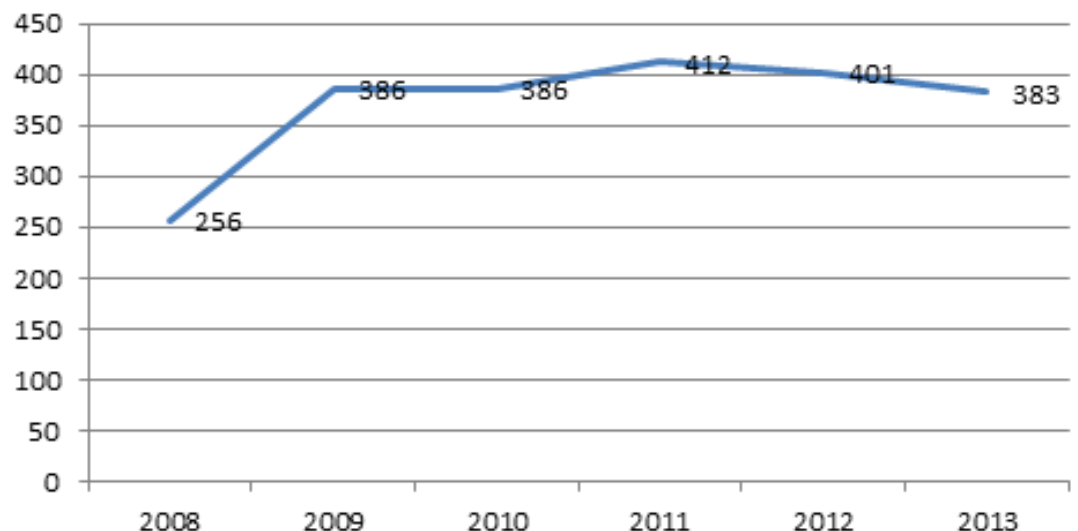
STATIONS

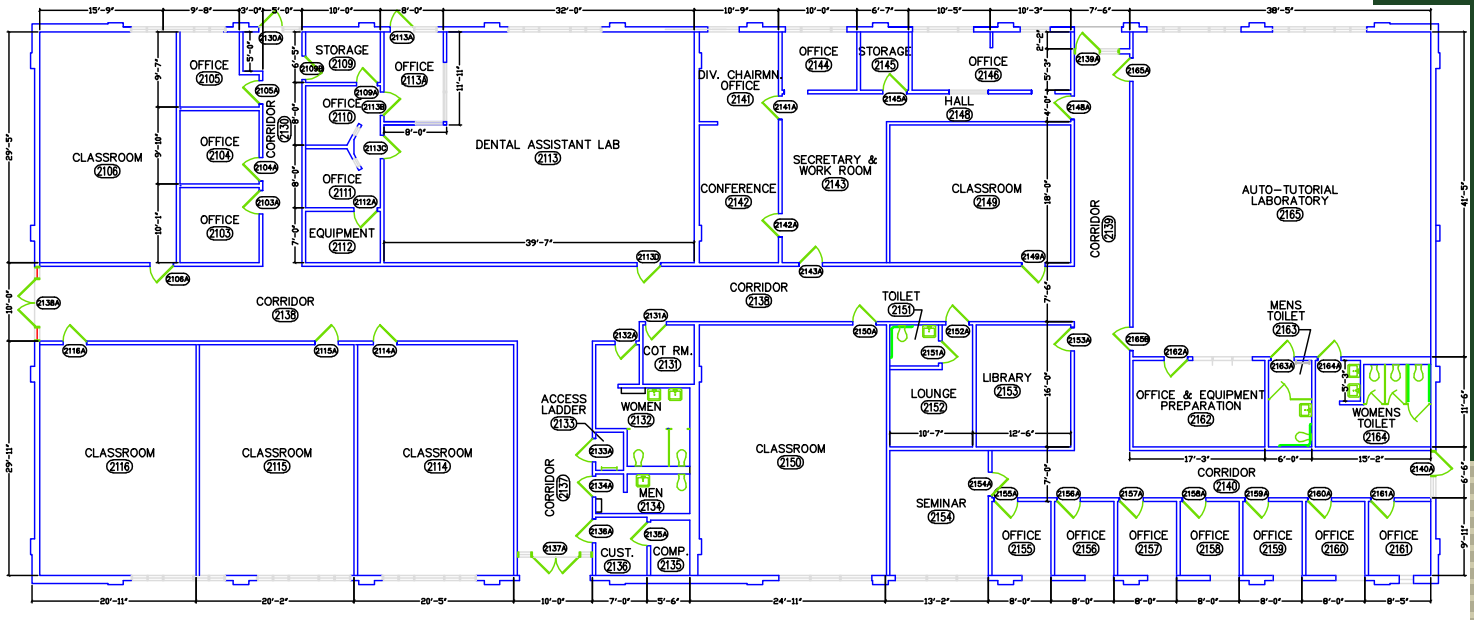
366

AGE OF BUILDING

47

FTES by Year 2100 Building





strong service department. The domestic hot water is provided by an 80-gallon gas fired National water heater, The gas distribution system is original and maintained functional.

Electrical:

The electrical system is fed from pad-mounted 45 kVA and 30 kVA transformers that deliver 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 using motion sensors with typical switches and outlets. Emergency lights are present using

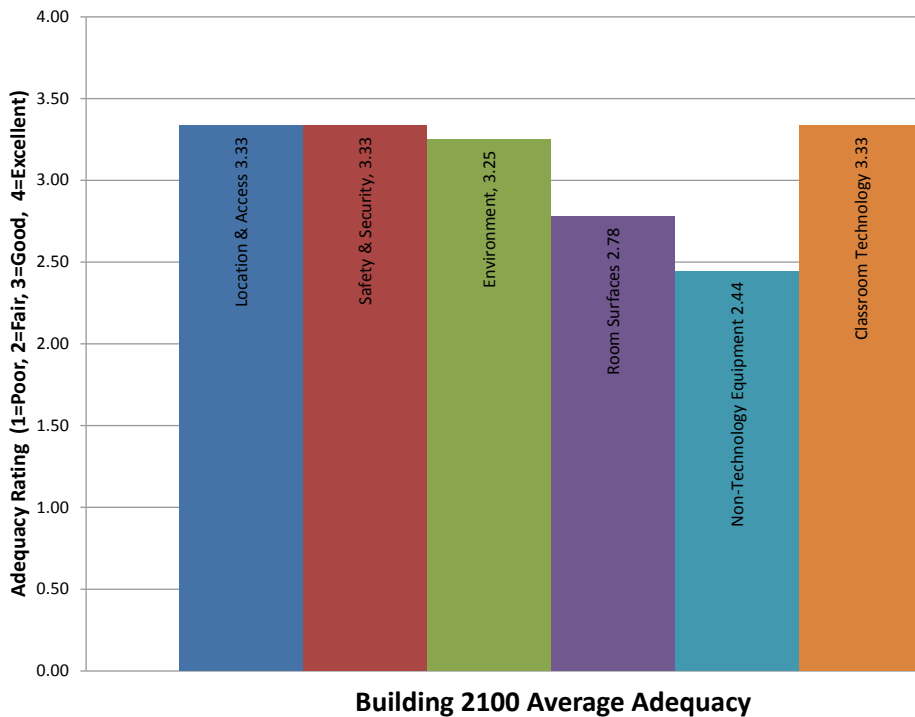
a battery system. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system in storage areas.

Hazmat:

None noted.



Business Education

Facility Description:

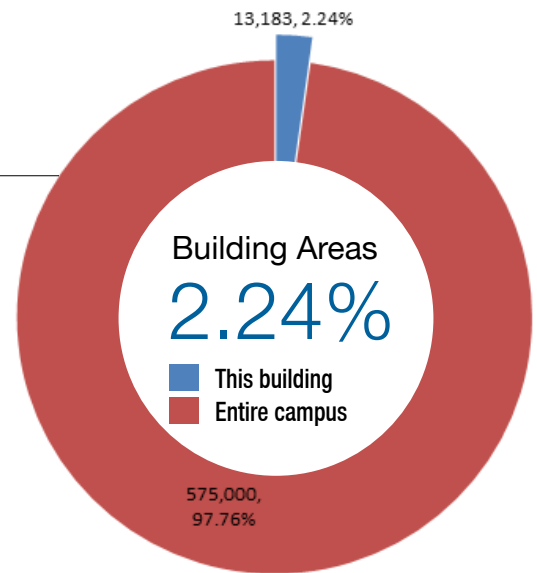
Building 2200 (Business Education) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 13,183-square-foot building contains classrooms, class labs, and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete with pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a foam cap sheet. The exterior walls have aluminum storefront doors with auto openers and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings and wood paneling. Walls throughout the building are painted. The ceilings are T-bar drop in ceiling tile in metal grid with 2 x 4 ceiling tiles. Flooring in major use areas is carpet and VCT. Interior doors are wood

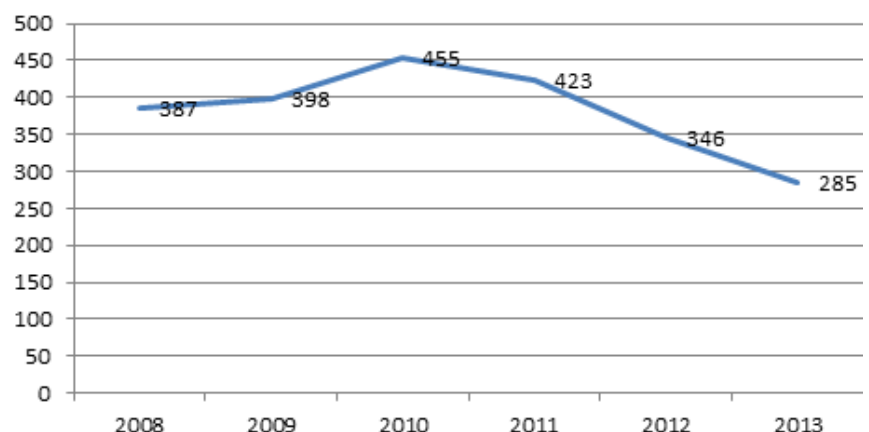


with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are metal.

Mechanical/Plumbing:

Heating is provided by a Larss 1.9 M gas-fired boiler that is of 2008 vintage. Cooling is supplied by a multi stack 125-ton water cooled chiller using a BAC cooling tower using a combination of circulation pumps with VFDs of 2008 vintage. The heating/cooling distribution system is a 4-pipe system using factory built air handling units on the campus EMS system. Fresh air is supplied by air handling units. Ductwork and air handling units are original. Ceiling/roof mounted exhaust fans are installed in the building and restrooms for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes and are maintained functional. Cold/hot water piping is galvanized and copper and is original and maintained functional by a strong service department. Domestic hot water is provided by a 20-gallon American electric water heater.

FTES by Year 2200 Building



GROSS SQUARE FEET

13,183

ASSIGNABLE
SQUARE FEET

7,051

EFFICIENCY

53.4%

FACILITIES
CONDITION INDEX

82.7%

ANNUAL FTES (2013)

285

ROOMS

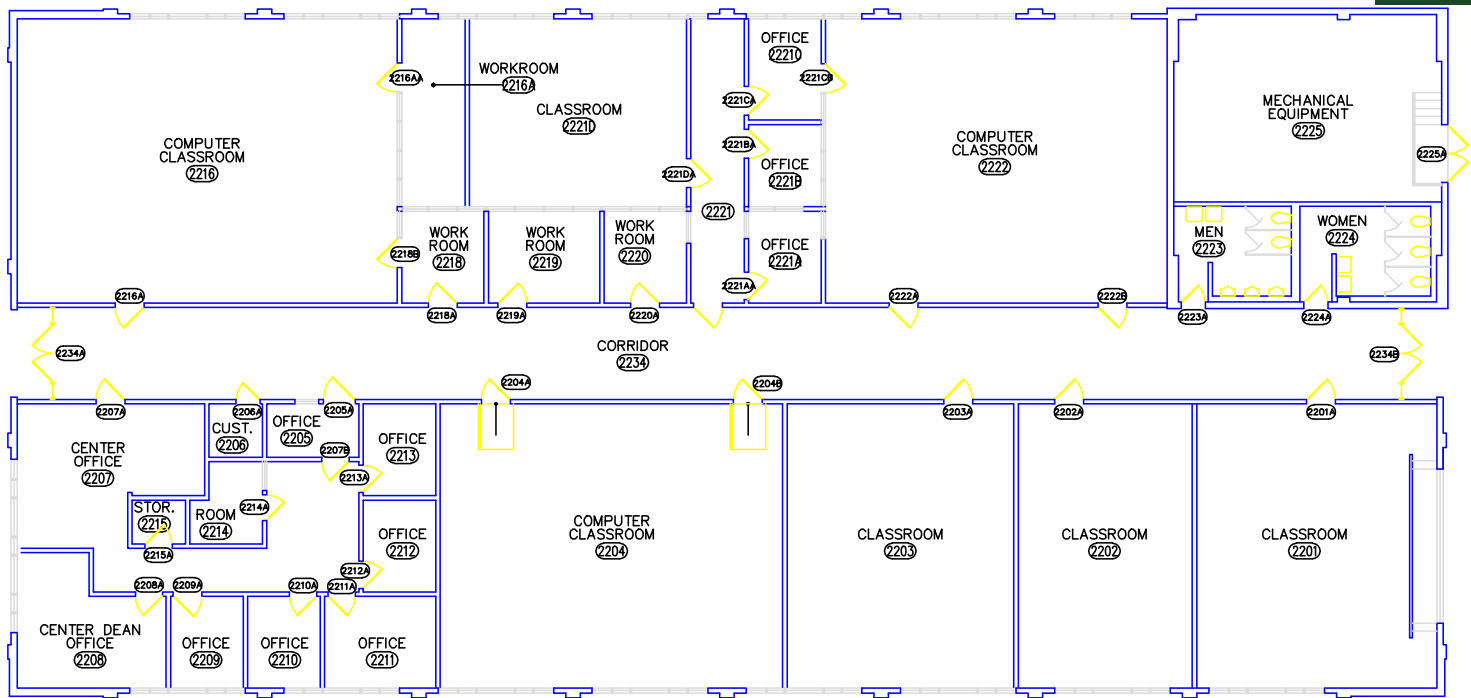
31

STATIONS

238

AGE OF BUILDING

47



Electrical:

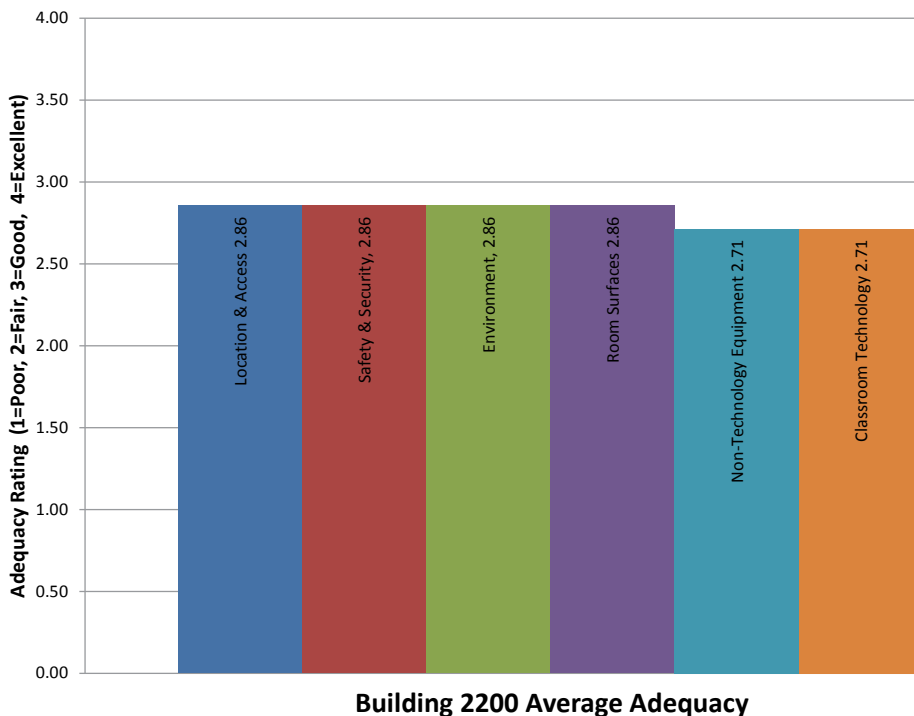
The electrical system is fed from a pad-mounted 75 kVA transformer that delivers 400 amps of 120/208 V and 600 amps of 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 and CFL using motion sensors with typical switches and outlets. Emergency lights are present using battery operation. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system in storage areas and fire extinguishers in cabinets.

Hazmat:

None noted.



Campus Center Annex

Facility Description:

Building 2300 (Campus Center Annex) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 9,480-square-foot building contains classrooms, and offices and was originally constructed in 2004. There have been no major remodels to date.

Structural/Exterior Closure:

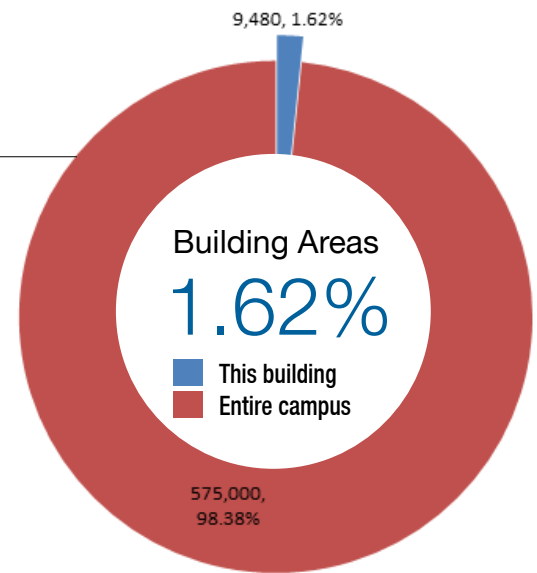
The building foundation is a reinforced concrete slab on grade with deepened perimeter footings. The structure is metal framed. The exterior walls of the building have a stucco finish. The roof is metal girders with wood decking and a 100 mil single ply roofing system. The exterior walls have aluminum storefront doors with auto openers and a tinted glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are acoustic drop in ceiling tile in metal grid with 2 x 4 ceiling tiles and some areas have painted gypsum ceilings. Flooring in major use areas is carpet and VCT with some exposed concrete. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and tile wainscot walls. Toilet compartments are wood laminate.

Mechanical/Plumbing:

Heating and cooling is provided by five roof top package units ranging from 72,000 to 125,000 BTUs using the campus EMS system. Fresh air is supplied by air handling units and infiltration. Server room has an additional cooling DX unit. Ceiling mounted exhaust fans are installed in re-



strooms for ventilation. Plumbing fixtures are typically original and maintained functional with upgrades as needed for maintenance needs. Cold/hot water piping is copper and original and maintained functional by a strong service department. Domestic hot water is provided by an AO Smith 60-gallon gas-fired water heater using a 1/6 HP circulation pump.

Electrical:

The electrical system is fed from a pad-mounted 45 kVA transformer that delivers 250 amps of 120/208 V and 250 amps of 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent T-8 and CFL using motion sensors and outlets. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system and fire extinguishers in cabinets. The A/C system duct work has smoke dampers. The bookstore area has video/alarm security.

Hazmat:

None noted.

GROSS SQUARE FEET

9,480

ASSIGNABLE
SQUARE FEET

6,651

EFFICIENCY

70.1%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

25

STATIONS

18

AGE OF BUILDING

10

Auto Shop

Facility Description:

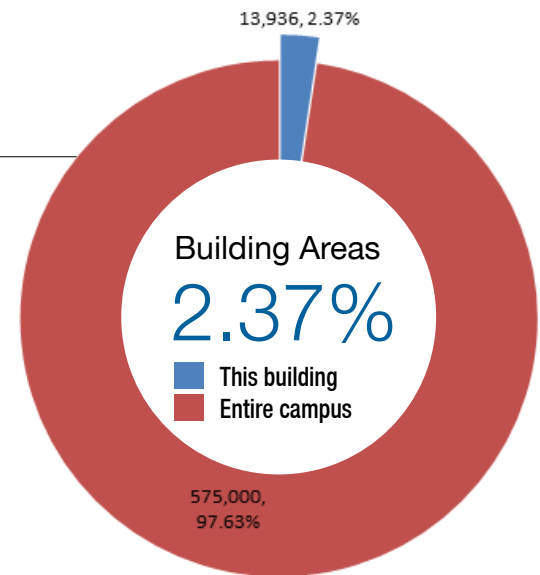
Building 2400 (Auto Shop) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 13,936-square-foot building contains classrooms, class labs and offices and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is concrete using pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet. The exterior walls have metal doors in metal jambs and metal and wood rollup doors for auto access. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board or cast in place concrete. Walls throughout the building are painted. Ceilings are full height in shop areas with glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles in classrooms and offices. Flooring in major use areas is exposed concrete and VCT. Interior doors are wood with slab faces in metal frames. Restrooms have concrete and/or tile floors and tile wainscot. Toilet compartments are metal.



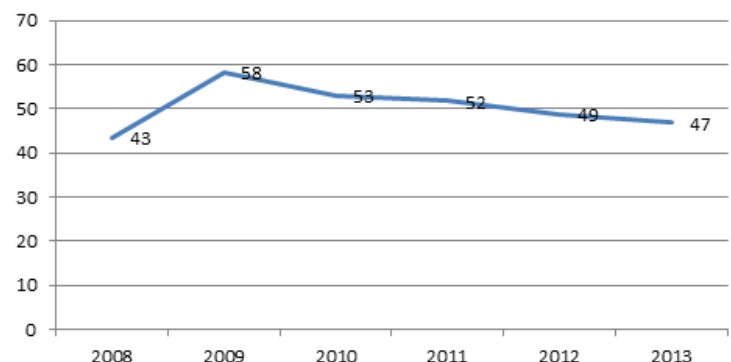
Mechanical/Plumbing:

Heating is provided by the original Kewanee gas-fired boiler 1.7M BTUs and gas-fired package units of 1998 vintage. Cooling is supplied by portable evaporative coolers and package units. The heating/cooling distribution system is a ducted system using package units, with a 2-pipe heating system using hot water unit heaters. Fresh air is supplied by package units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto fixtures as needed for maintenance purposes. There are eye wash systems located in shop areas. Hot and cold water piping is galvanized and copper and is original. Domestic hot water is provided by a National 40-gallon water heater.

Electrical:

The electrical system is fed from two 75 kVA pad-mounted transformers that deliver 400 amps of 120/208 V and 225 amps of 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically fluorescent T-8 us-

FTES by Year 2400 Building



GROSS SQUARE FEET

13,936

ASSIGNABLE
SQUARE FEET

10,482

EFFICIENCY

75.2%

FACILITIES
CONDITION INDEX

79.6%

ANNUAL FTES (2013)

47

ROOMS

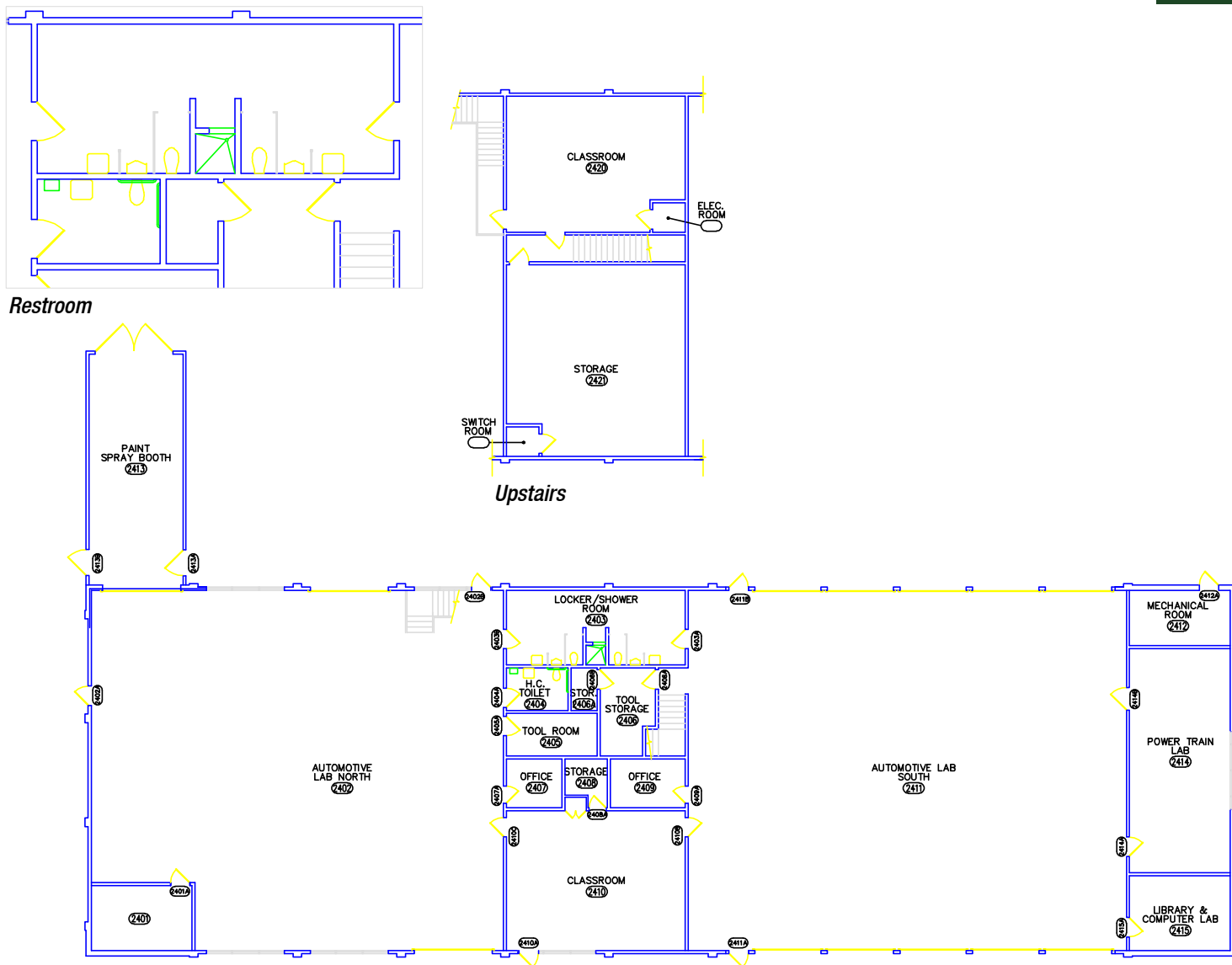
19

STATIONS

126

AGE OF BUILDING

47



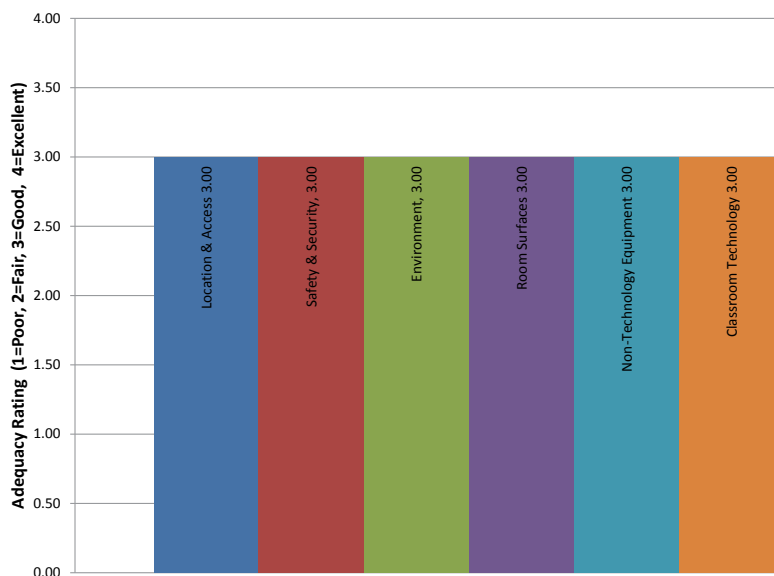
ing typical switches and outlets. Emergency lights were not noted. Emergency exit lights and signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms offices and shop areas. The system is activated by pull stations and is centrally monitored by the campus Notifier system.

Hazmat:

Flammable oils and gases.



Building 2400 Average Adequacy

Heavy Duty Mechanics

Facility Description:

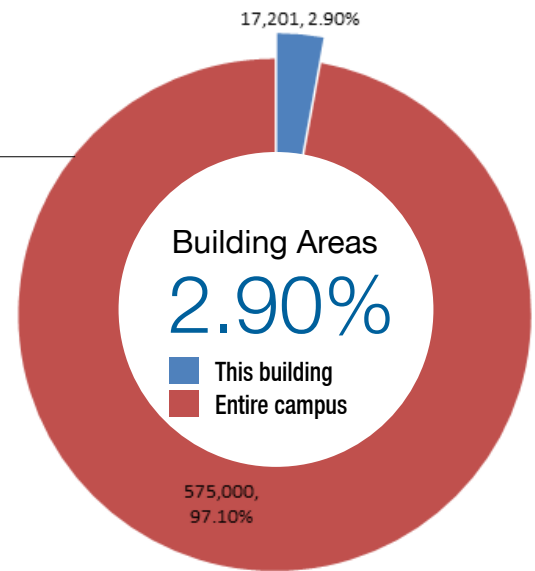
Building 2500 (Heavy Duty Mechanics) is located in the east portion of the main Shasta College campus in Redding, CA. The two story, 17,201-square-foot building contains classrooms, class labs, and offices and was originally constructed in 1967. There have been no major remodels.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings with cast in place exterior walls. The structure is concrete pre-engineered steel post and girder frames. The exterior walls of the building are infill with architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet of 1998 vintage. Service doors are flat-faced metal in metal frames and metal rollups for truck access. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board or cast in place concrete. Walls throughout the building are painted. The ceilings are full height in the shop areas with glue-on acoustic tile and drop in ceiling tile in metal grid with 2 x 4 ceiling tiles in the classrooms and offices. Flooring in major use areas is exposed concrete and VCT. Inter-



or doors are wood with slab faces in metal frames. The rest rooms have tile and VCT flooring with painted gypsum walls or tile wainscot with painted hard lids. Toilet compartments are plastic type.

Mechanical/Plumbing:

Heating is provided by a gas-fired boiler located in Building 2400 and gas-fired package units. Cooling is supplied by portable evaporative coolers and package units. Room 2551 has flexible duct and a roof mount package unit for heating and cooling. Additional cooling is provided by wall a/c units. The heating/cooling distribution system is a ducted system using package units, with a 2-pipe heating system using hot water unit heaters. Fresh air is supplied by package units and infiltration. Ceiling roof mounted exhaust fans are installed for building and restrooms for ventilation. Plumbing fixtures are typically of original with some upgrades to auto fixtures that are maintained functional. Cold/hot water piping is galvanized and copper and is original.

GROSS SQUARE FEET

17,201ASSIGNABLE
SQUARE FEET**14,210**

EFFICIENCY

82.6%FACILITIES
CONDITION INDEX**69.5%**

ANNUAL FTES (2013)

80

ROOMS

28

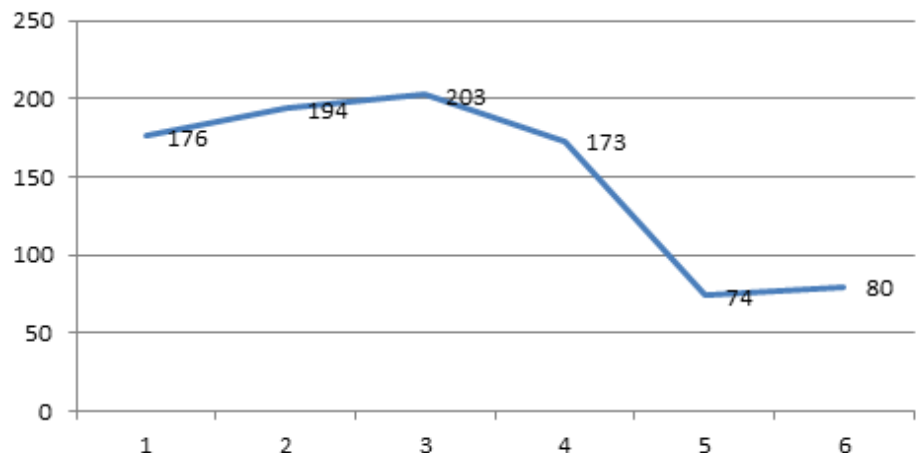
STATIONS

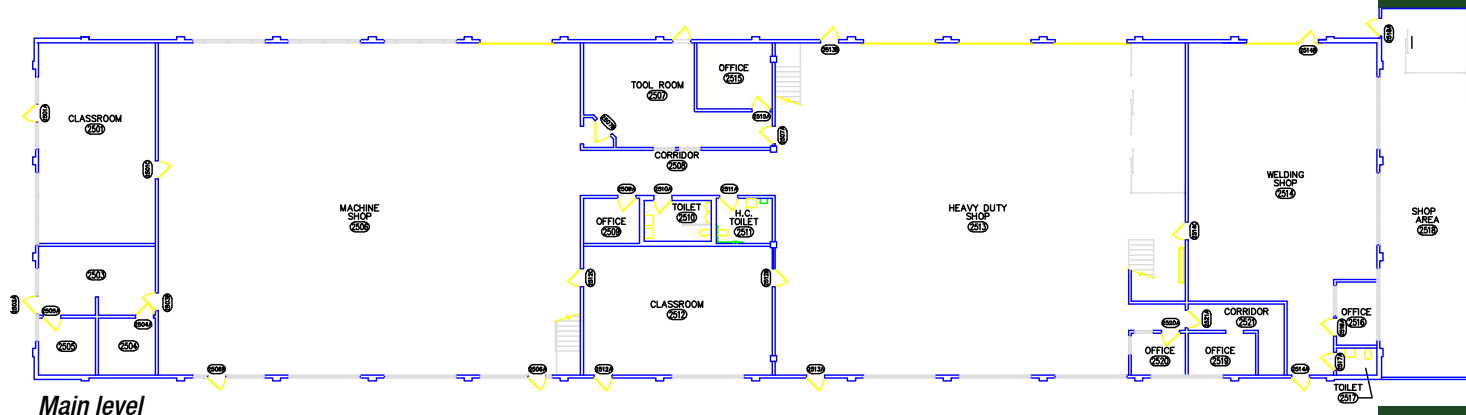
279

AGE OF BUILDING

47

FTES by Year 2500 Building





Electrical:

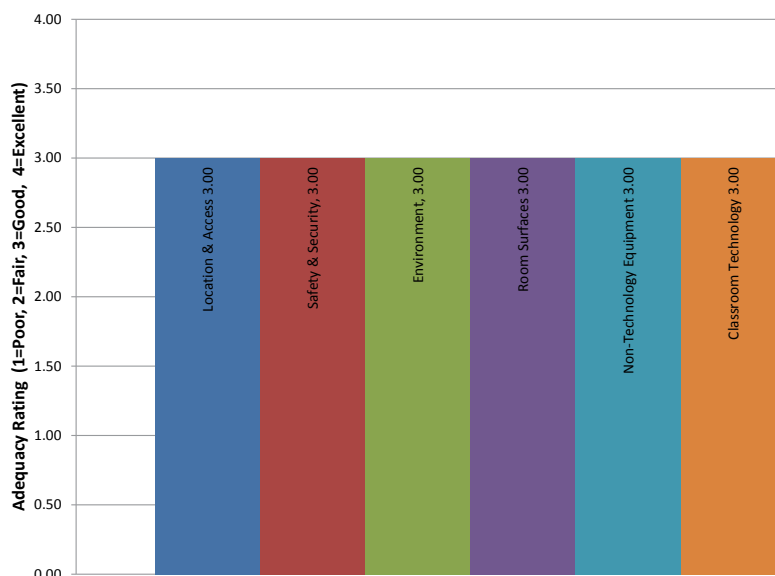
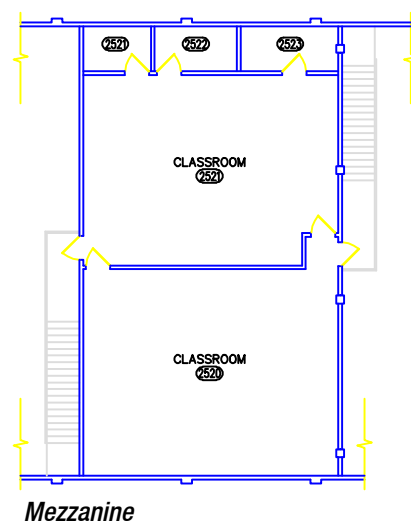
The electrical system is fed from pad-mounted 112.5 kVA and 225 kVA transformers that deliver 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in shops and other common spaces. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has fire extinguishers in cabinets.

Hazmat:

Flammable oils and gases.



Building 2500 Average Adequacy

Dies Tech Stor 1

Facility Description:

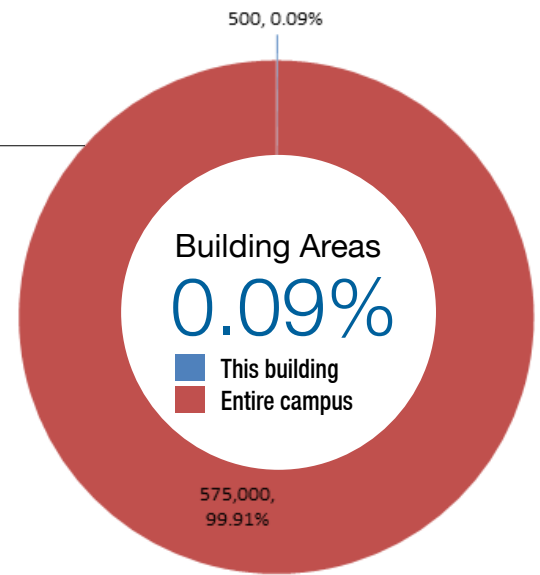
Building 2501 (Diesel Technology Storage 1) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 500-square-foot building is a storage building and was originally constructed in 1990. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with wood panel siding. The roof structure is wood framed with wood decking and a standing seam metal roof. Access is by double swinging wood doors.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete that needs refinishing.



Mechanical/Plumbing:

There are no mechanical or plumbing systems.

Electrical:

There is no electrical system.

Fire Protection/Life Safety System:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

500

ASSIGNABLE
SQUARE FEET

480

EFFICIENCY

96.0%

FACILITIES
CONDITION INDEX

65.0%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

24

Dies Tech Stor 2

Facility Description:

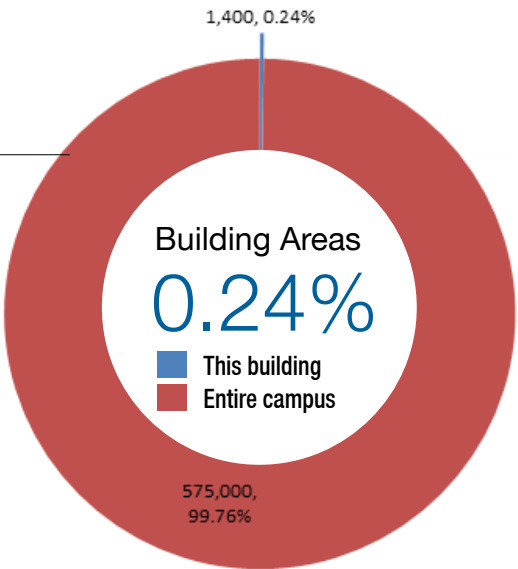
Building 2502 (Diesel Technology Storage 2) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 500-square-foot building is a storage building and was originally constructed in 1990. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with wood panel siding. The roof structure is wood framed with wood decking and a corrugated metal roof. Access is by a sliding wood door.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete that needs refinishing.



Mechanical/Plumbing:

There are no mechanical or plumbing systems.

Electrical:

Power is fed from another building for T-12 lighting using typical switches and outlets.

Fire Protection/Life Safety System:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

1,400

ASSIGNABLE
SQUARE FEET

1,357

EFFICIENCY

96.9%

FACILITIES
CONDITION INDEX

64.9%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

24

Dies Tech Stor 4

Facility Description:

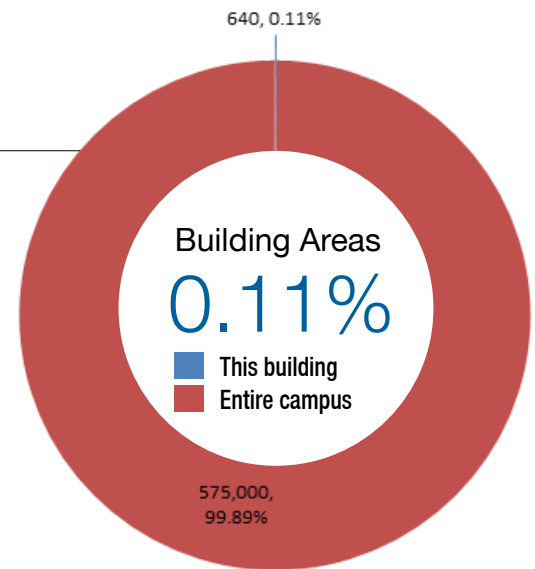
Building 2503 (Diesel Technology Storage 4) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 640-square-foot building is a storage building and was originally constructed in 1990. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with wood panel siding. The roof structure is wood framed with wood decking and a corrugated metal roof. Access is by double swinging wood doors.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete that needs refinishing.



Mechanical/Plumbing:

There are no mechanical or plumbing systems.

Electrical:

There is no electrical system.

Fire Protection/Life Safety System:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

640

ASSIGNABLE
SQUARE FEET

558

EFFICIENCY

87.1%

FACILITIES
CONDITION INDEX

24.7%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

24

GROSS SQUARE FEET
315

ASSIGNABLE SQUARE FEET
282

EFFICIENCY
89.5%

FACILITIES CONDITION INDEX
33.2%

ANNUAL FTES (2013)
N/A

ROOMS
3

STATIONS
0

AGE OF BUILDING
39

Welding Gas Stor

Facility Description:

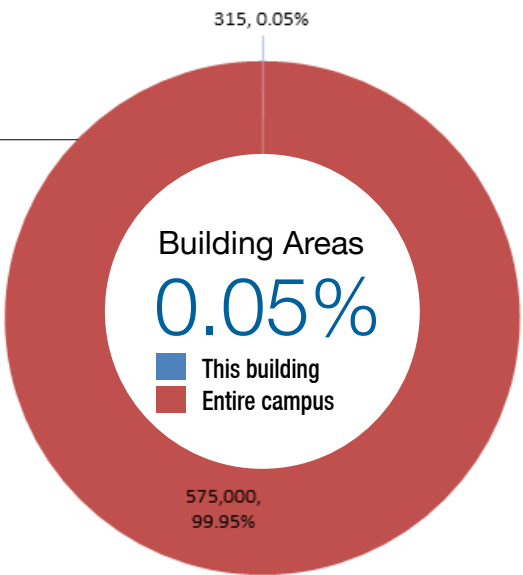
Building 2504 (Welding Gas Storage) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 315-square-foot building is a storage building and was originally constructed in 1975. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is concrete block walls. The roof structure is wood framed with a metal roof. Service doors are metal grates and metal doors in metal jambs.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete.



Mechanical/Plumbing:

There are no mechanical or plumbing systems.

Electrical:

None noted.

Fire Protection/Life Safety System:

There is no fire/life safety system.

Welding

Facility Description:

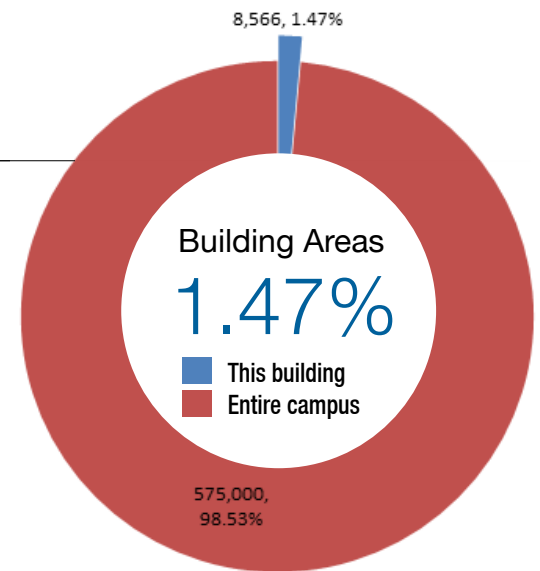
Building 2600 (Welding Shop) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 8,566-square-foot building contains classroom, class labs, and offices and was originally constructed in 1967.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is pre-engineered steel post and girder frames. The exterior walls of the building are infill wood framed with stucco facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet. The exterior walls have metal doors and metal jambs with metal rollup doors and a glass aluminum window system. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are full height in shop with glue-on acoustic tile and drop-in ceiling tile in metal grid



with 2 x 4 ceiling tiles in classrooms and offices. Flooring in major use areas is exposed concrete and VCT. Concrete floors need refinishing. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls that are in good condition. Toilet compartments are metal that are dated and need replacement.

Mechanical/Plumbing:

Heating is provided by gas-fired boiler that was installed in 1992 and by a package unit in the classroom. Cooling is supplied by a package unit in the classroom. The heating/cooling distribution system is a ducted system using package units, with a 2-pipe heating system using hot water unit heaters. Fresh air is supplied by package units and infiltration. Ceiling mounted exhaust fans are installed in

GROSS SQUARE FEET

8,566

ASSIGNABLE
SQUARE FEET

6,456

EFFICIENCY

75.3%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

109

ROOMS

12

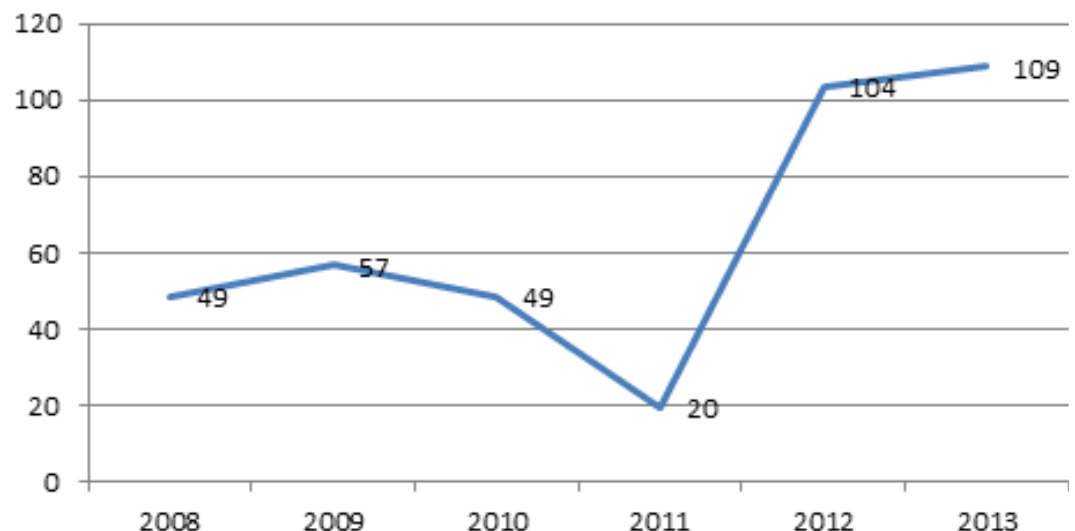
STATIONS

59

AGE OF BUILDING

47

FTES by Year 2600 Building



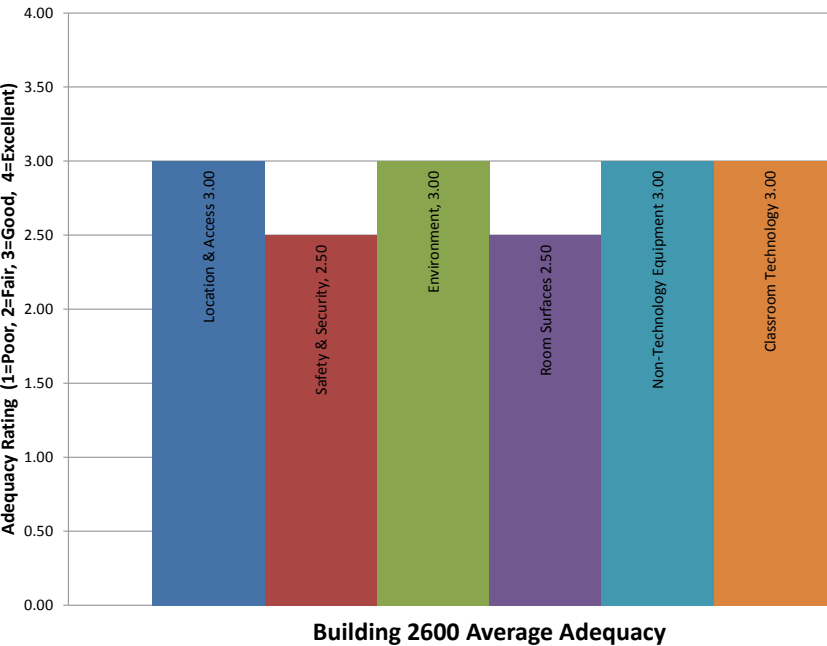
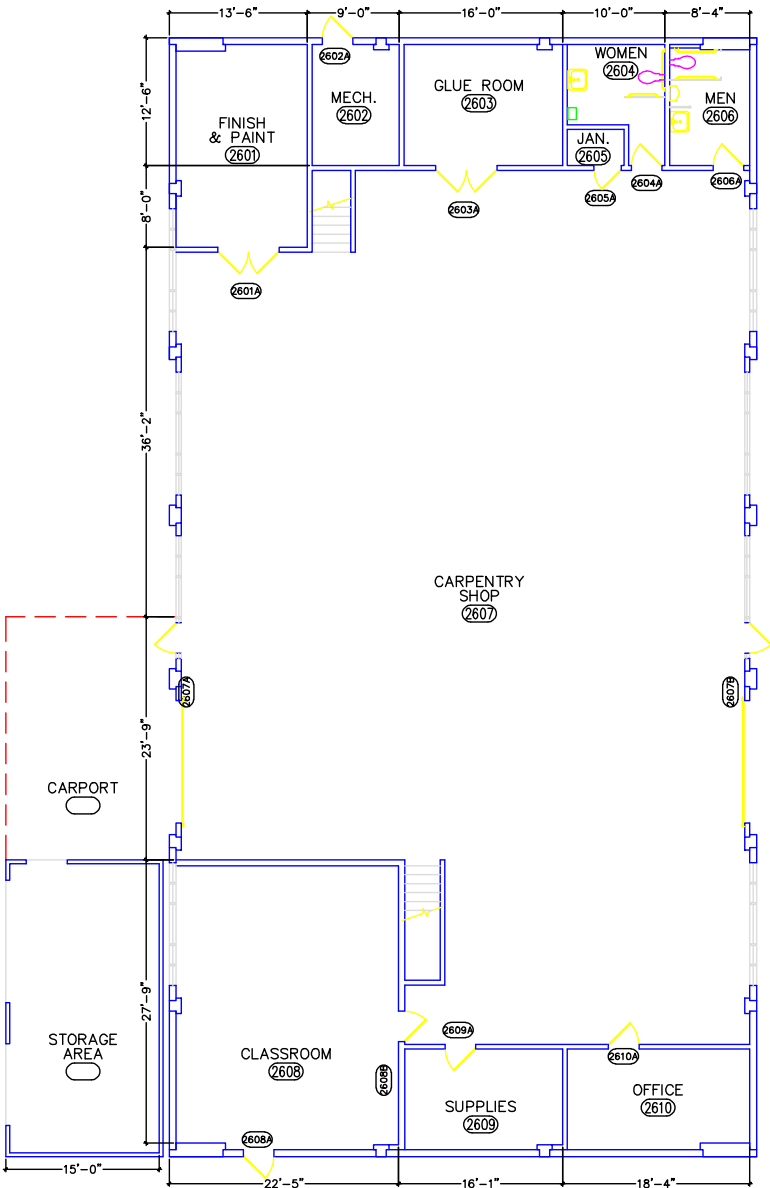
restrooms and ventilation is inadequate. Plumbing fixtures are typically in fair condition. Cold water piping is galvanized and hot water piping is copper and is original.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent. Emergency lights are not present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in shops and other common spaces. The system is activated by pull stations and is centrally monitored. The building has a fire sprinkler system in some areas and fire extinguishers in cabinets.



Physical Plant/Warehouse

Facility Description:

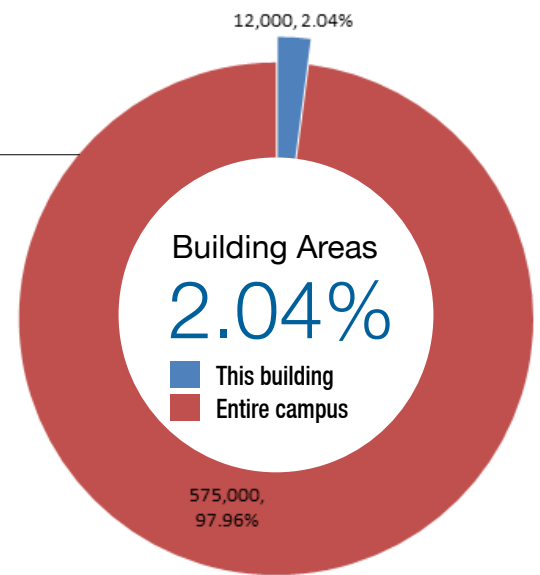
Building 2700 (Physical Plant/Warehouse) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 12,000-square-foot building, with a storage loft, contains shops, storage, and offices and was originally constructed in 2002. This is a full metal butler-type building with no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is a pre-engineered steel building using metal framing, siding, and roof. The exterior walls have metal doors in metal jambs and metal rollup doors for auto access. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in vinyl frames.

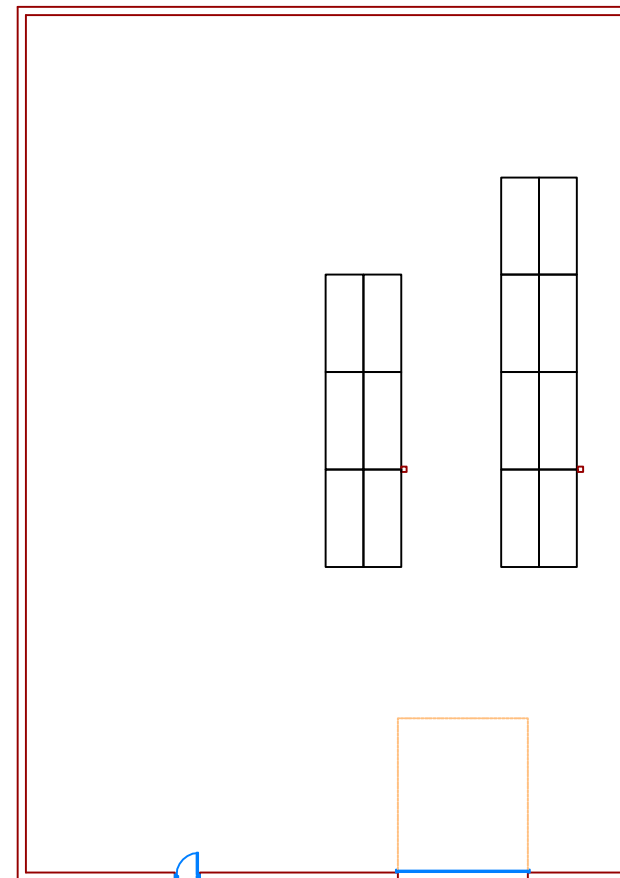
Interiors:

The partitions in the building are typically gypsum board or metal framing and siding. Walls throughout the building are painted in office areas and exposed to insulation in shop areas. Ceilings are full height in shop areas and drop-in ceiling tile in metal grid with 2 x 4 ceiling tiles and meltable drop-in panels in offices and hall areas. Flooring in major use areas is exposed concrete and VCT and carpet. Interior doors are wood with slab faces in metal frames. Restrooms have sheet vinyl floors and FRP wainscot. Toilet compartments are plastic type.



Mechanical/Plumbing:

Heating is provided by ceiling hung gas-fired fan coil units. Cooling is supplied by portable evaporative coolers and through wall package units. Fresh air is supplied by package units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes. The upgrades consist of auto operation urinals and toilets. There is an eye



GROSS SQUARE FEET

12,000

ASSIGNABLE
SQUARE FEET

11,655

EFFICIENCY

97.1%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

22

STATIONS

37

AGE OF BUILDING

12

wash system located in shop areas. Hot and cold water piping is copper and is original. Domestic hot water is by a 30-gallon electric water heater of 2004 vintage.

Electrical:

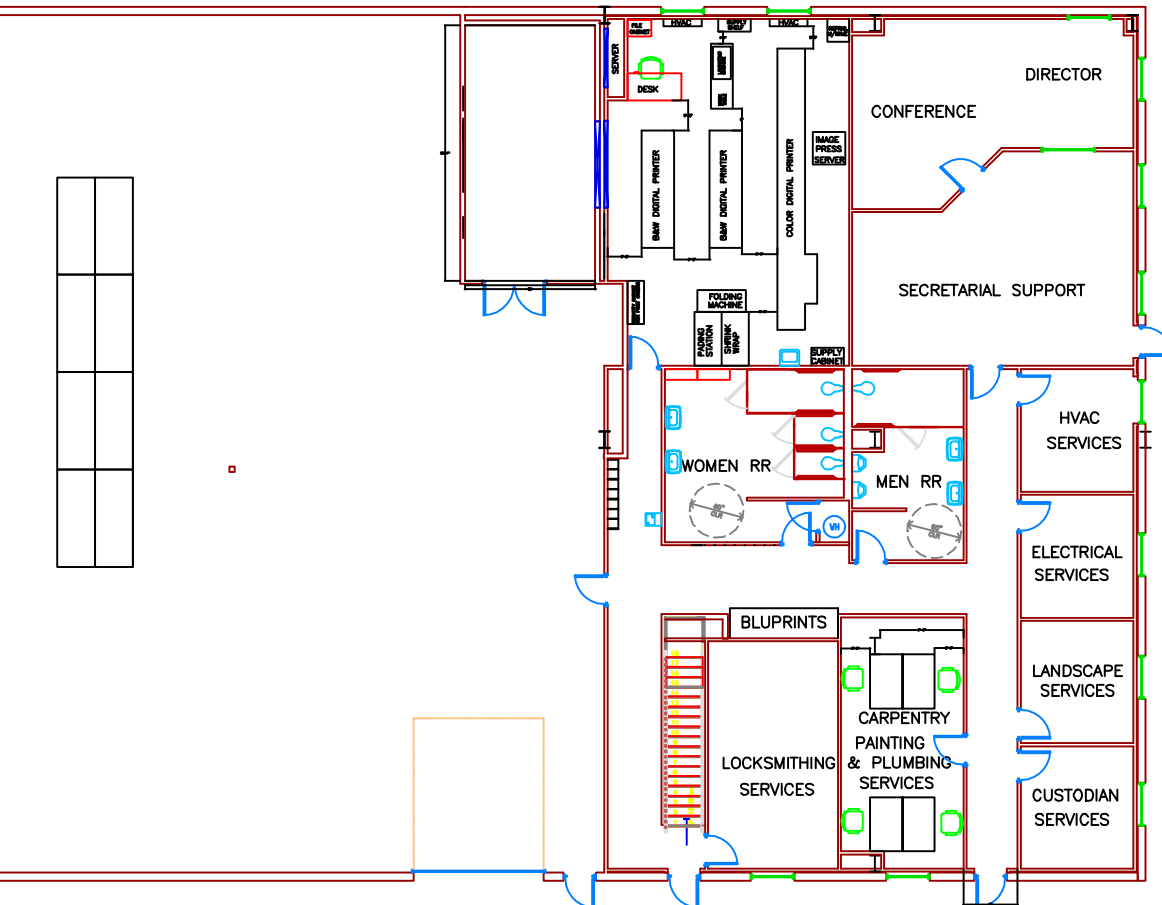
The electrical system is fed from a pad-mounted 75 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically fluorescent T-8 and 325 HID. Emergency lights are present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, offices, and shop areas. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building has a fire sprinkler system and fire extinguishers in cabinets.

Hazmat:

None noted.



GROSS SQUARE FEET

6,119ASSIGNABLE
SQUARE FEET**4,124**

EFFICIENCY

67.3%FACILITIES
CONDITION INDEX**46.7%**

ANNUAL FTES (2013)

7

ROOMS

15

STATIONS

15

AGE OF BUILDING

47

Fire Technology

Facility Description:

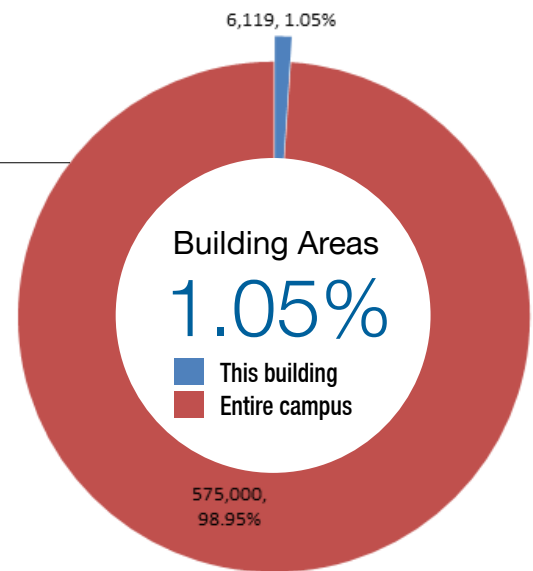
Building 2800 (Fire Technology) is located in the north portion of the main Shasta College campus in Redding, CA. The one-story, 6,119-square-foot building, with a sleeping loft, contains storage areas, offices, and the campus fire department and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings with cast in place exterior walls. The structure is pre-engineered steel post and girder frames. The exterior walls of the building are in-fill facing and architectural stone masonry surfaces. The roof is metal girders with wood decking and a built-up composition roofing system with a cap sheet. The exterior walls have metal doors and jambs and a glass aluminum window system. Service doors are flat-faced metal in metal frames with metal rollup doors for truck access. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are full height in storage/shop and T-bar drop-in ceiling tile in metal grid with 2 x 4 ceiling tiles in offices. Flooring in major use areas is exposed concrete and VCT with carpet in the

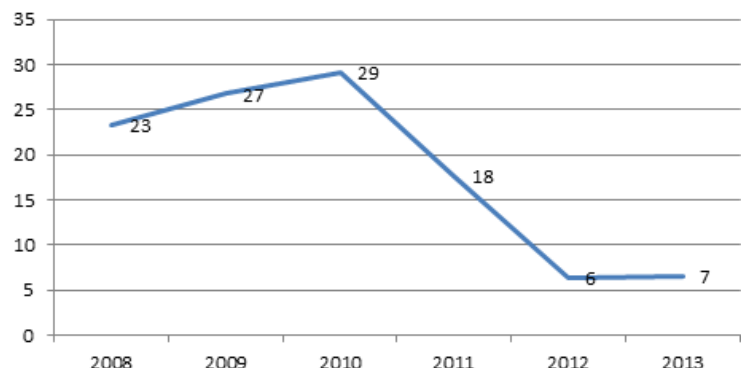


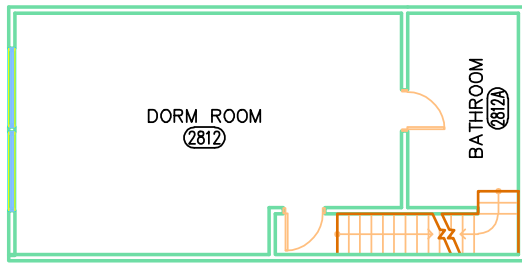
dorm area. Interior doors are wood with slab faces in metal frames. The first floor restrooms have tile floors and tile wainscot, and the second floor restroom has sheet vinyl floors and hard board wainscot. Toilet compartments are metal. The building has a typical residential kitchen.

Mechanical/Plumbing:

Heating/cooling is provided by three gas-fired package units, one of 2001 vintage and two of 1990s vintage. The heating/cooling distribution system is a ducted system using package units using the campus EMS for half of the building. Fresh air is supplied by package units. Additional cooling is provided by window type A/C units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes and maintained functional. The upgrades consist of auto operation toilets. Cold/hot water piping is galvanized and copper and is original and maintained functional.

FTES by Year 2800 Building





Upstairs

Electrical:

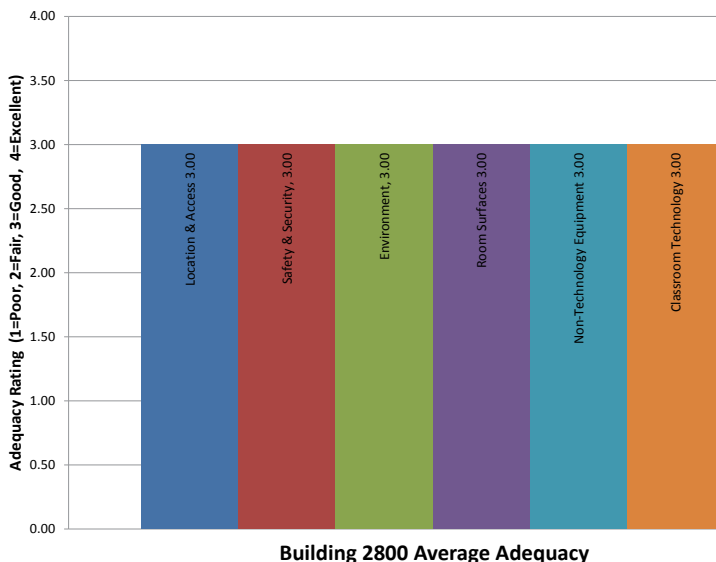
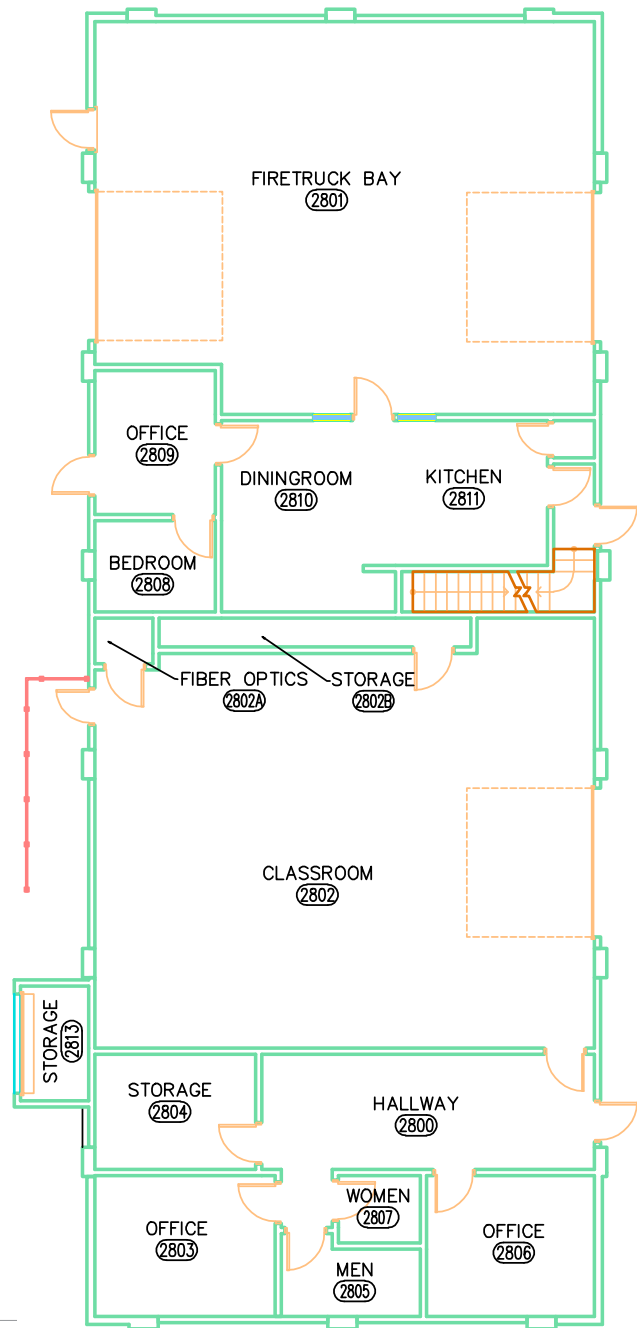
The electrical system is fed from two 30 kVA pad-mounted transformers that deliver 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original other than upgrades for maintenance purposes. Lighting is typically fluorescent T-8 using typical switches and outlets with occupancy sensors in some locations. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common spaces. The system is activated by pull stations and is centrally monitored by the campus Notifier system. The building does not have a fire sprinkler system but does have fire extinguishers throughout the building. The building has a video system.

Hazmat:

None noted.



GROSS SQUARE FEET

8,996ASSIGNABLE
SQUARE FEET**7,723**

EFFICIENCY

85.8%FACILITIES
CONDITION INDEX**138.9%**

ANNUAL FTES (2013)

N/A

ROOMS

11

STATIONS

2

AGE OF BUILDING

44

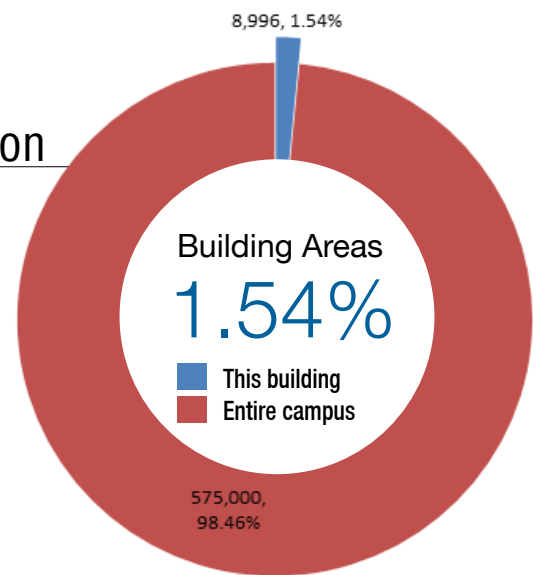
Maintenance & Transportation

Facility Description:

Building 2900 (Maintenance & Transportation) is located in the north portion of the main Shasta College campus in Redding, CA. The one-story, 8,996-square-foot building contains maintenance shops, grounds storage, and offices and was originally constructed in 1970. There have been no major remodels to date.

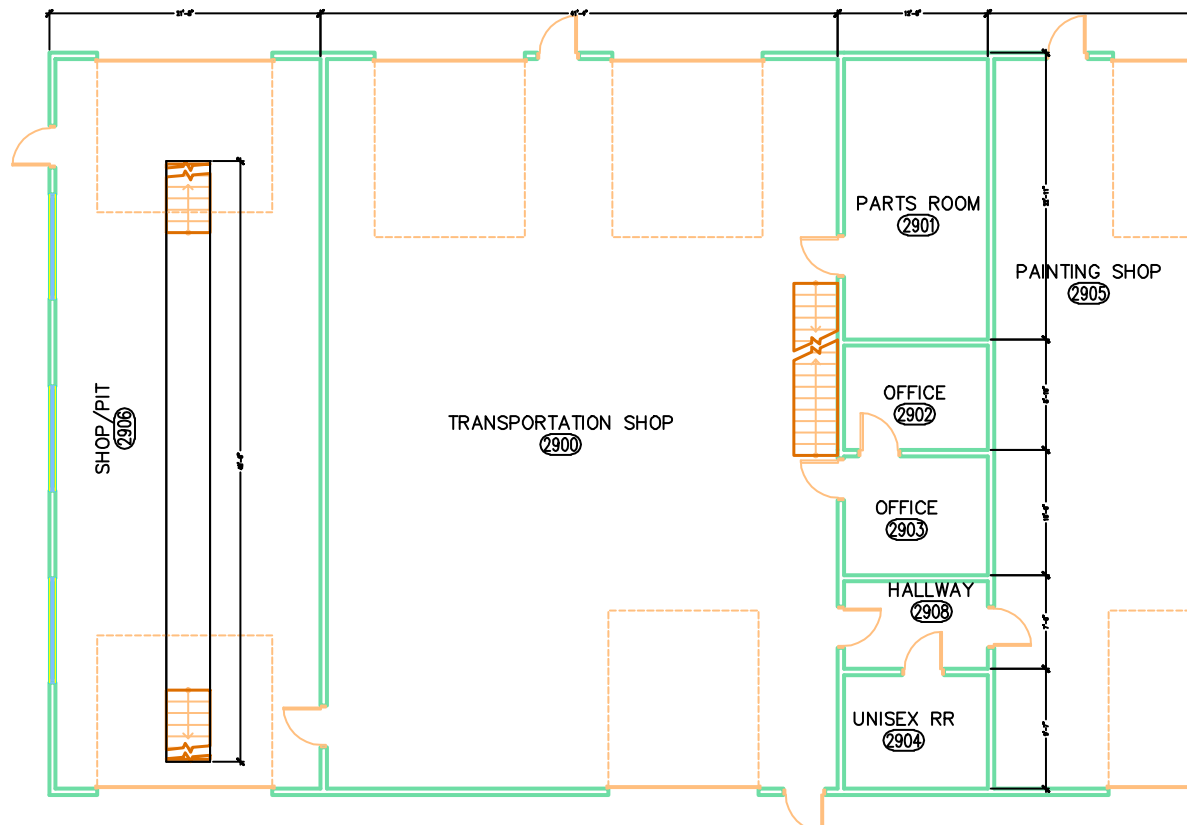
Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is steel framed with metal siding. The roof structure is steel framed with a standing seam metal roof. Large overhead coiling roll-up metal doors service the work area. Service doors are flat-faced steel in steel frames. The windows are single pane in aluminum frames that are fixed and operational.



Interiors:

Partitions in the building are typically gypsum board. The interior wall finishes are gypsum board. Ceilings are full height in the shop areas with suspended lighting. The building has exposed wall and ceiling insulation. Flooring in high use areas is smooth concrete and VCT. Interior doors are generally flat-faced wood in metal frames. Restrooms have sheet vinyl floors and hardboard wainscot. Toilet compartments are metal.



Mechanical/Plumbing:

Heating is provided by gas-fired space heaters. Cooling is supplied by evaporative coolers. Fresh air is supplied by infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with upgrades as needed for maintenance purposes. The upgrades consist of auto operation urinals. Domestic hot water is provided by an American 40-gallon gas-fired water heater of 2006 vintage. Cold water piping is galvanized and hot water piping is copper and is original. The building has drinking fountains and an eye shower wash system.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility.

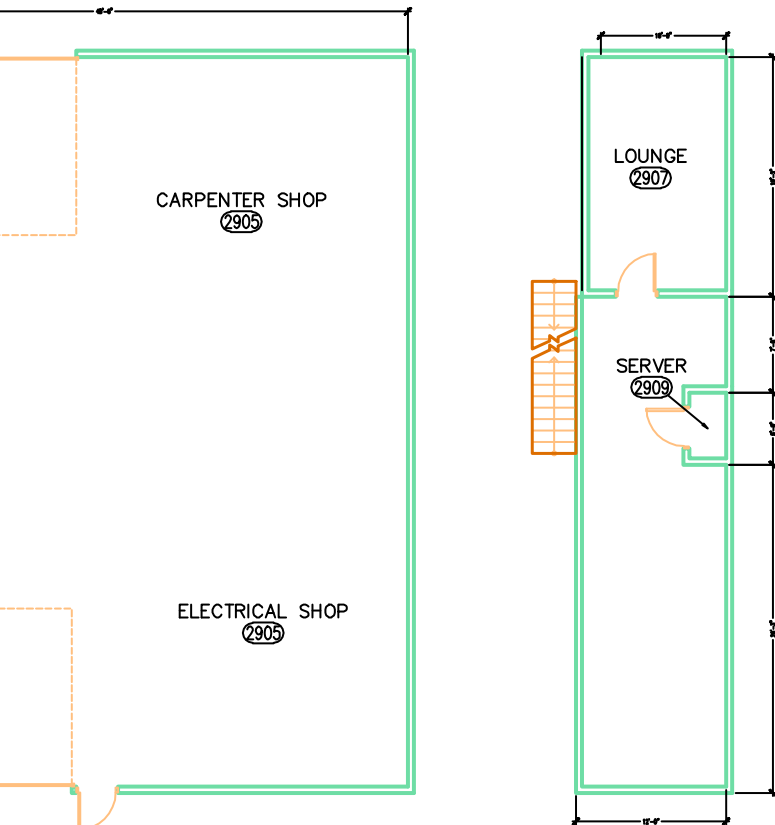
Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically HPS 325 watt and T-8 fluorescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in common spaces. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system.

Hazmat:

None noted.



Grounds Storage

Facility Description:

Building 2901 (Grounds Storage) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 1,920-square-foot building is a storage building and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

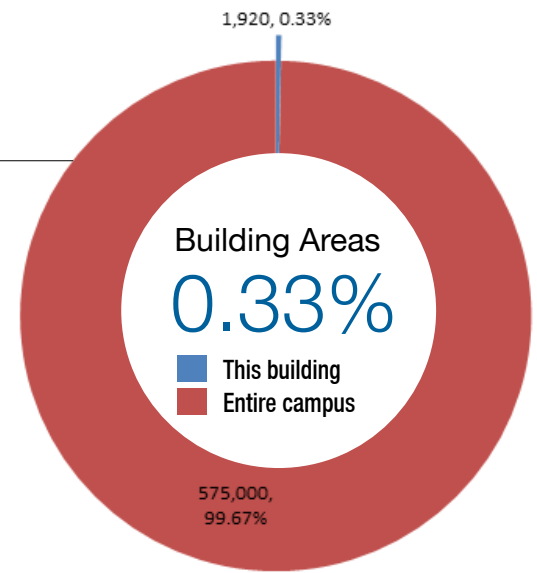
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building structure is wood post and beam with wood roof framing, wood decking, and a built up composition roofing. Exterior walls are wood framed with wood siding on three sides and metal siding on the fourth side. Half of the building is storage and half is shop/office space. Exterior has a rolling metal door.

Interiors:

There are no interior wall finishes on the storage side; the shop office side uses wood walls with a painted gypsum ceiling. Floor is smooth concrete. There are no restrooms in this building.

Mechanical/Plumbing:

The building does not have a mechanical system other than a ceiling hung electric FAU. Fresh air is supplied by infiltration. The piping system is galvanized and is original.



Electrical:

The electrical system is fed from a wall-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the building. Lighting is typically fluorescent T-8 and T-12 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety System:

There is no fire/life safety system but the building has fire extinguishers.

Hazmat:

None noted.

GROSS SQUARE FEET

1,920

ASSIGNABLE
SQUARE FEET

529

EFFICIENCY

27.5%

FACILITIES
CONDITION INDEX

199.7%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

46

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BUILDING

GROSS SQUARE FEET

4,500

ASSIGNABLE
SQUARE FEET

2,481

EFFICIENCY

55.1%

FACILITIES
CONDITION INDEX

51.2%

ANNUAL FTES (2013)

N/A

ROOMS

14

STATIONS

62

AGE OF BUILDING

47

Commons Building

Facility Description:

Building 3000 (Commons Building) is located in the west portion of the main Shasta College campus in Redding, CA. The single story, 4,500-square-foot building contains common area rooms and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is wood framed with wood siding and wood trim. The roof is wood framed with wood decking and a built up composition roof system with a cap sheet. The exterior walls have aluminum storefront doors and tinted glass aluminum windows. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

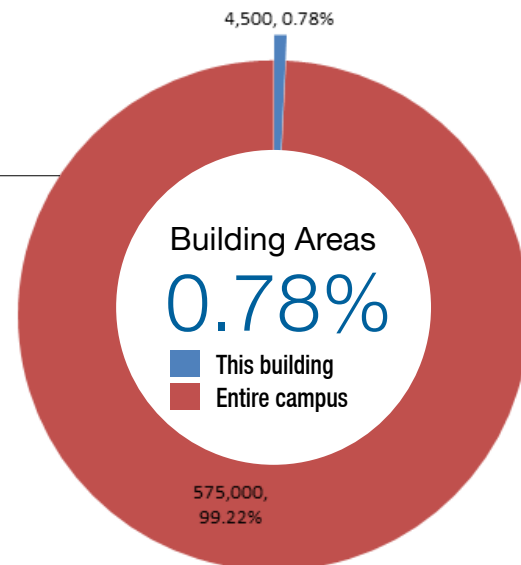
The partitions in the building are typically gypsum board and vinyl wall coverings and wood paneling. Walls are painted. Ceilings have glue-on 12 x 12 ceiling tiles. Floors are carpet or VCT. Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. Restrooms have tile floors with painted gypsum walls and tile wainscot with painted gypsum ceilings. Toilet compartments are of metal type. The building has a residential kitchen.

Mechanical/Plumbing:

Heating/cooling is provided by rooftop gas-fired 4-5-ton package units of 2005 vintage. Fresh air is supplied by infiltration and air handling units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto type fixtures as needed for maintenance. Cold and hot water piping is copper/galvanized and is original. Domestic hot water is provided by an American 40-gallon gas-fired unit.

Electrical:

The electrical system is fed from a pad-mounted



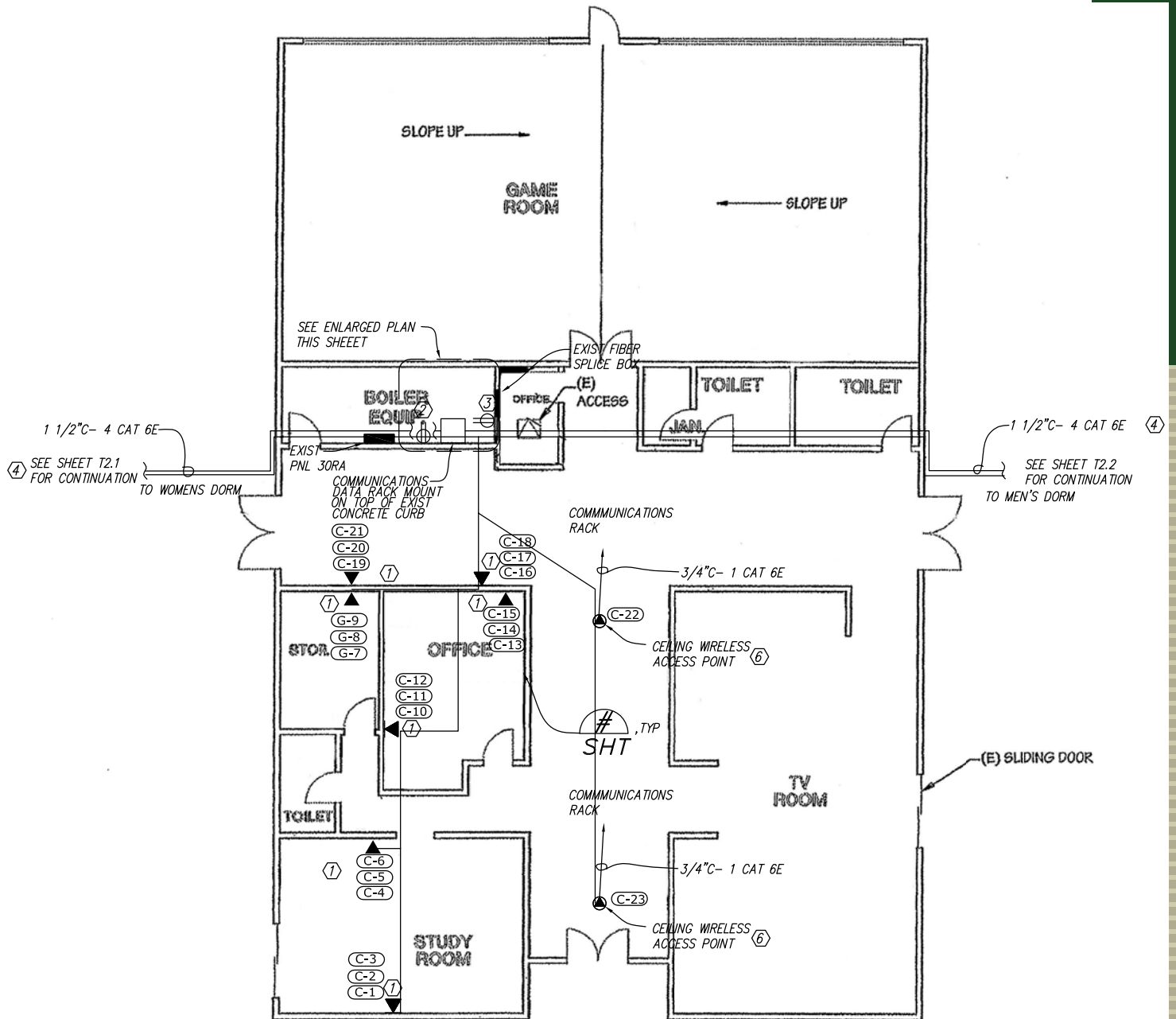
transformer that delivers 400 amps of 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original and maintained functional. Lighting is typically fluorescent T-8 and CFL with some incandescent lighting using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored. The building also has stand-alone smoke detectors in each dorm room. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.



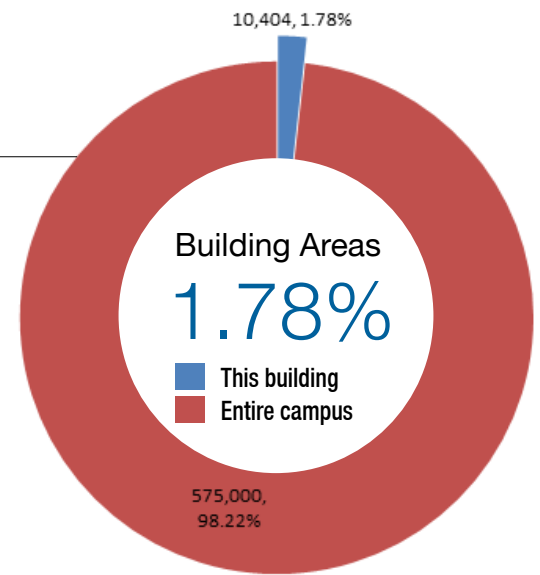
Women's Dormitory

Facility Description:

Building 3100 (Women's Dormitory) is located in the west portion of the main Shasta College campus in Redding, CA. The two story, 10,404-square-foot building contains dormitory apartments and a common room and was originally constructed in 1967. The building received a cosmetic remodel around 2007. There have been no other major remodels to date.

Structural/Exterior Closure:

The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is wood framed with wood siding and wood trim and stucco facing. The second floor is wood framed with wood floor. The roof is wood framed with wood decking and a built up composition roof system. The exterior walls have aluminum storefront doors and tinted glass aluminum windows. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in vinyl frames.



Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings and wood paneling. Walls are painted. Ceilings have glue-on and T-bar acoustic ceiling tiles. Floors are carpet or VCT. Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. Restrooms have tile floors with FRP walls with 12 x 12 glue-on acoustic ceilings. Toilet compartments are of plastic type. The building has a laundry room and residential kitchens.

GROSS SQUARE FEET

10,404

ASSIGNABLE
SQUARE FEET

6,994

EFFICIENCY

66.7%

FACILITIES
CONDITION INDEX

30.9%

ANNUAL FTES (2013)

N/A

ROOMS

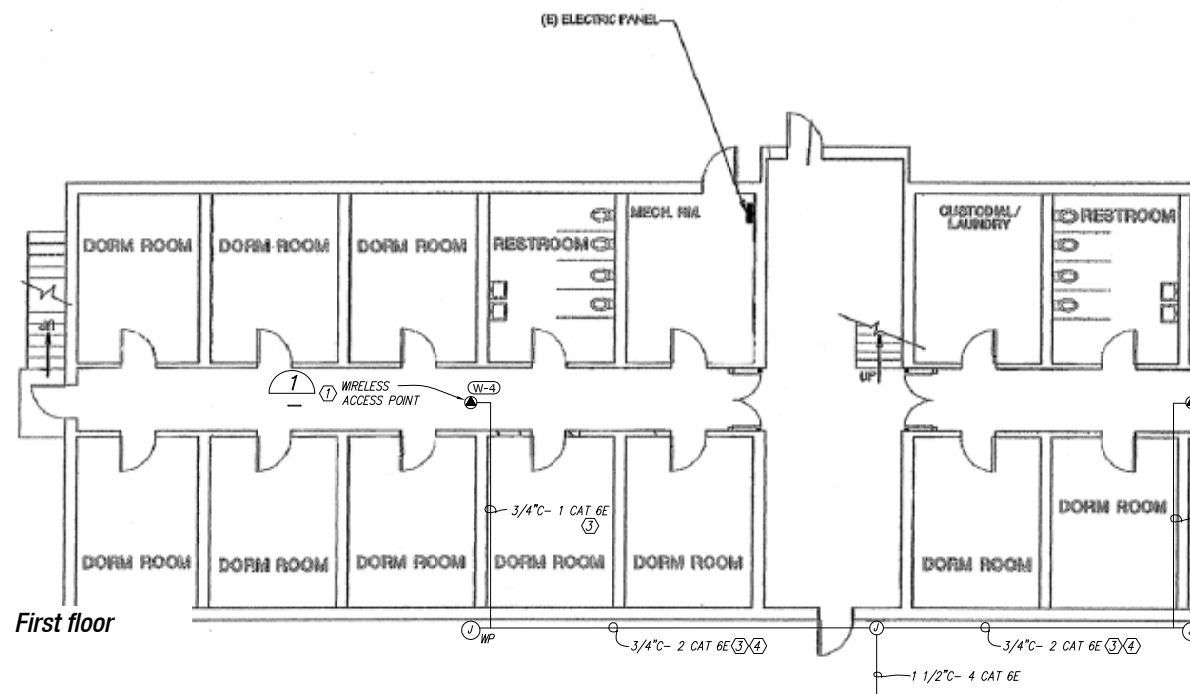
44

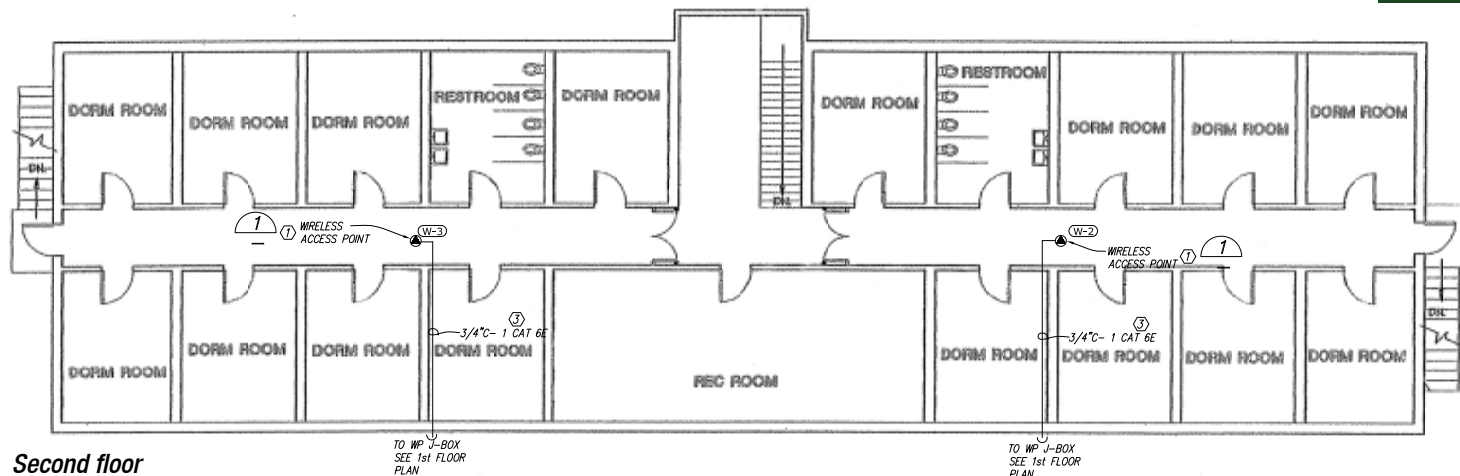
STATIONS

71

AGE OF BUILDING

47





Second floor

Mechanical/Plumbing:

Heating is provided by a Larrs 500,000 BTU gas-fired boiler of 2007 vintage. Cooling is supplied by a 30-ton water cooled chiller and BAC cooling tower of 2007 vintage. The heating/cooling distribution system is a 4-pipe system using forced air units in each room. Fresh air is supplied by infiltration and air handling units. Ceiling mounted exhaust fans are installed in restrooms/laundry for ventilation. Plumbing fixtures are typically of original type with some upgrades to auto type fixtures as needed for maintenance. Cold water piping is galvanized and hot water piping is copper and is original.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 1200 amps of

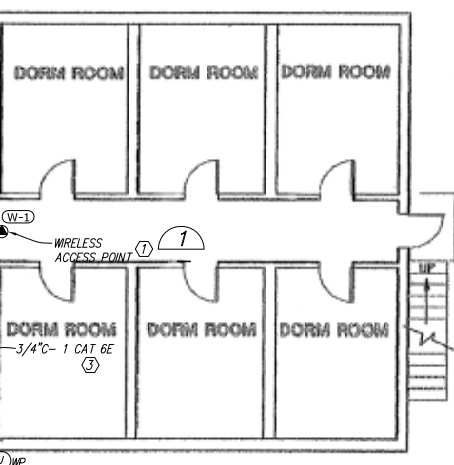
120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original and maintained functional. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored. The building also has stand-alone smoke detectors in each dorm room. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.





BUILDING

GROSS SQUARE FEET

6,400

ASSIGNABLE
SQUARE FEET

5,337

EFFICIENCY

83.3%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

49

ROOMS

23

STATIONS

94

AGE OF BUILDING

10

Early Childhood Education

Facility Description:

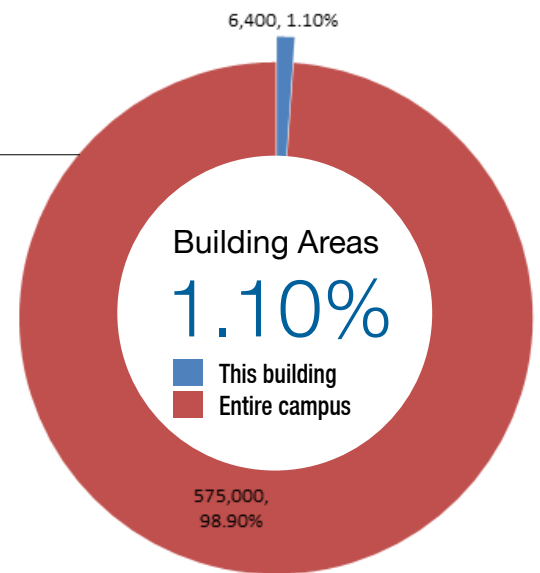
Building 3200 (Early Childhood Education) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 6,400-square-foot building contains classrooms and a common room and was originally constructed in 2005. There have been no major remodels to date.

Structural/Exterior Closure:

The building has a steel frame supported by perimeter concrete piers with interior concrete piers and wood floors. The exterior walls are wood framed with wood siding exterior surfaces. The roof structure is wood joist and decking with an asphalt cap sheet of 1998 vintage. Exterior doors are metal in metal jambs. The windows are dual paned glass set in aluminum frames. The buildings are served by wood framed access ramps.

Interiors:

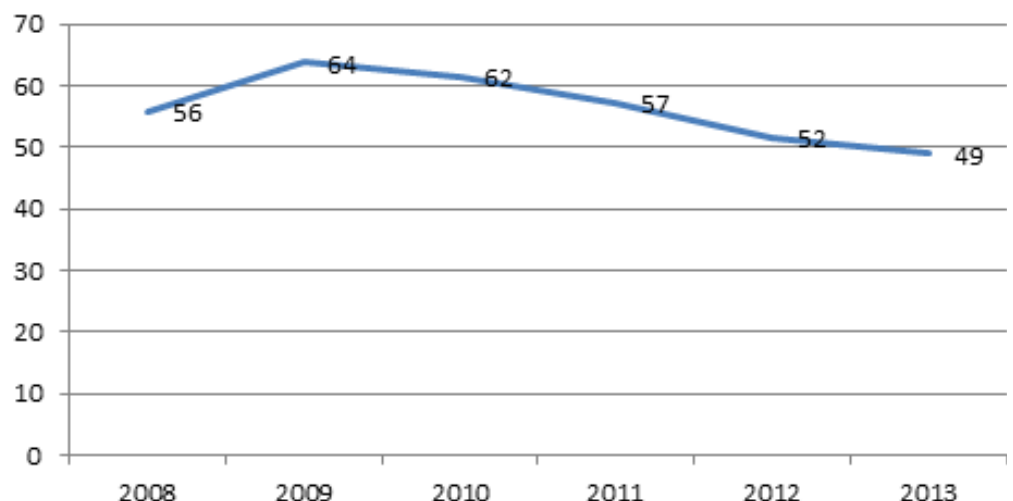
Partitions in the building are typically gypsum board and vinyl wall coverings. The interior wall finishes are generally painted. Ceilings are T-bar type acoustic ceiling tiles in 2 x 4 metal grids. Flooring is carpet and VCT and VAT. Interior doors are flat-faced wood in metal frames. Restroom has sheet vinyl and VAT floors and hardboard and vinyl wainscot.



Mechanical/Plumbing:

Heating/cooling is provided by a gas-fired package, 4-ton unit of 2000 vintage providing 90,000 BTU of heating and cooling. The heating/cooling distribution system is a ducted system using package units. Fresh air is supplied by package units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically manual type operating fixtures and are mostly of original type with upgrades as needed for maintenance purposes using the buildings mostly original piping that is maintained functional by a strong service department. The upgrades consist of auto operation toilets. Domestic hot water is provided by a 20- and 30-gallon electric water heater.

FTES by Year 3200 Building



Electrical:

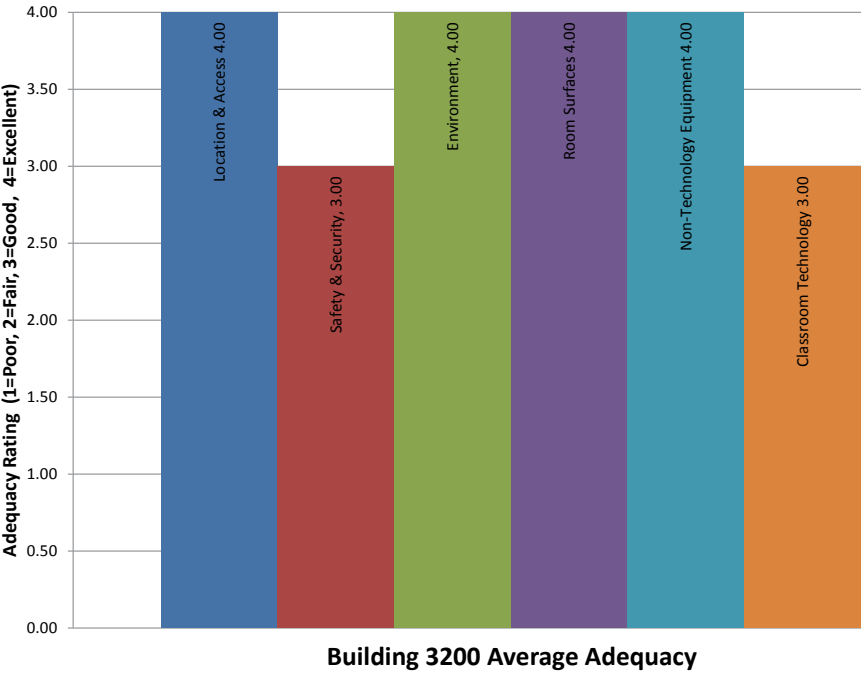
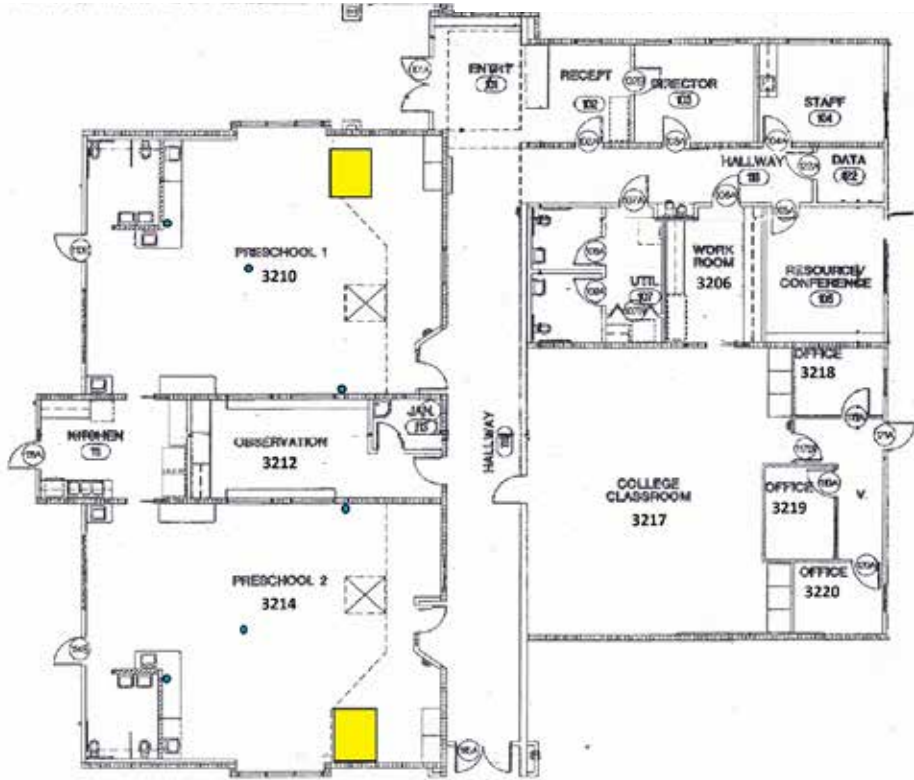
The electrical system is fed from a pad-mounted transformer that delivers 225 amps of 120/208 V, 3 phase, 4-wire power to the facility. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms and other common spaces. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers. The building has a video system.

Hazmat:

9 x 9 vinyl tiles noted.



Men's Dormitory

Facility Description:

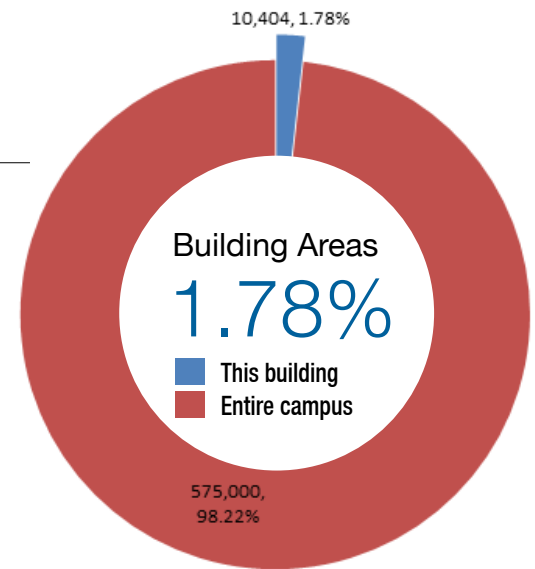
Building 3300 (Men's Dormitory) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 10,404-square-foot building contains apartment units and a common room and was originally constructed in 1967. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is wood framed with wood siding and wood trim and stucco facing. The second floor is wood framed with wood floor. The roof is wood framed with wood decking and a built up composition roof system. The exterior walls have aluminum storefront doors and tinted glass aluminum windows. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in vinyl frames.

Interiors:

The partitions in the building are typically gypsum board and vinyl wall coverings and wood paneling. Walls are painted. Ceilings have glue-on and T-bar acoustic ceiling tiles. Floors are carpet or VCT.



Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. Restrooms have tile on the first floor and concrete on the second with FRP walls with 12 x 12 glue-on acoustic ceilings. Toilet compartments are of plastic type. The building has a laundry room and residential kitchens.

Mechanical/Plumbing:

Heating is provided by a Larrs 500,000 BTU gas-fired boiler of 2007 vintage, and one original window heat pump. Cooling is supplied by a 30-ton water cooled 1997 vintage chiller and BAC cooling tower of 2007 vintage. The heating/cooling distribution system is a 4-pipe system using forced air units in each room. Fresh air is supplied by infiltration and air handling units. Ceiling mounted exhaust fans are installed in restrooms/laundry for

GROSS SQUARE FEET

10,404

ASSIGNABLE
SQUARE FEET

6,941

EFFICIENCY

66.7%

FACILITIES
CONDITION INDEX

26.1%

ANNUAL FTES (2013)

N/A

ROOMS

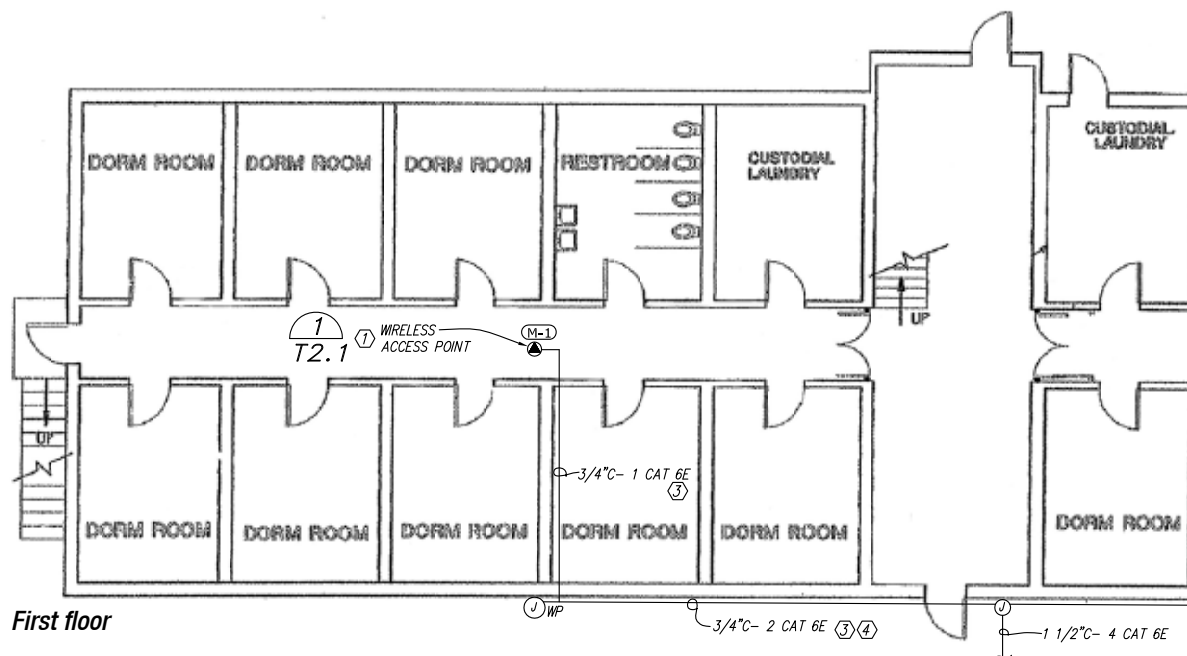
42

STATIONS

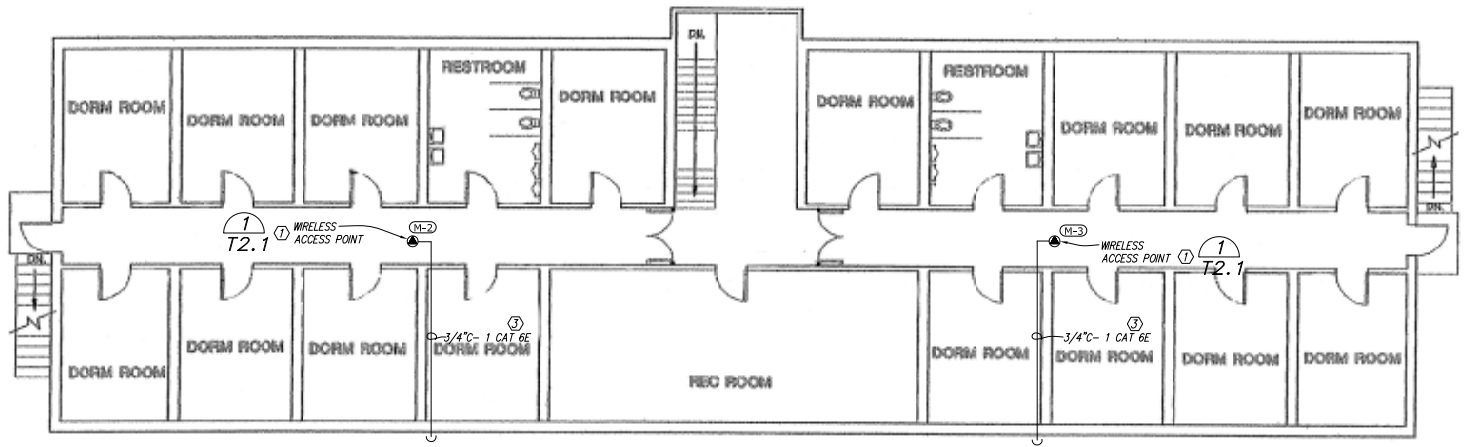
72

AGE OF BUILDING

47



First floor



Second floor

ventilation. Plumbing fixtures are typically of original type with some upgrades to auto type fixtures as needed for maintenance. Upgrades consist of auto urinals. Cold water piping is galvanized and hot water piping is copper and is original. Domestic hot water is provided by an AO Smith gas-fired water heater of 2008 vintage.

Electrical:

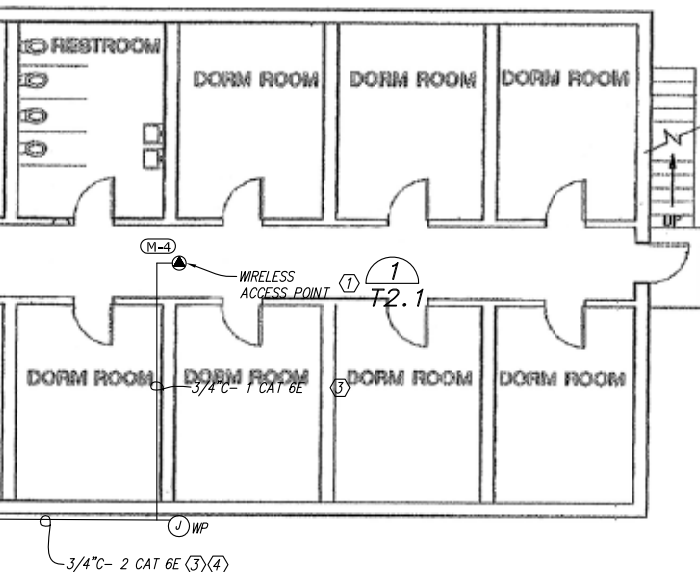
The electrical system is fed from a pad-mounted transformer that delivers 1200 amps of 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original and maintained functional. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are present. Emergency exit signs are present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations and is centrally monitored. The building also has stand-alone smoke detectors in each dorm room. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.



GROSS SQUARE FEET

2,358ASSIGNABLE
SQUARE FEET**1,365**

EFFICIENCY

57.8%FACILITIES
CONDITION INDEX**160.4%**

ANNUAL FTES (2013)

N/A

ROOMS

6

STATIONS

0

AGE OF BUILDING

40

ECE Storage

Facility Description:

Building 3600 (ECE Storage) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 2,358-square-foot building contains classrooms and a common room and was originally built at the site in 1974. There have been no major remodels to date.

Structural/Exterior Closure:

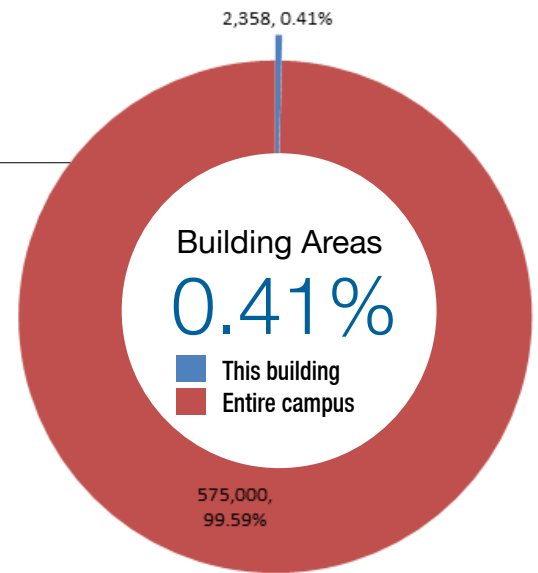
The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is metal framed with a stucco exterior finish. The roof is wood framed with wood decking with a 100 mil single ply roof system. The exterior walls have aluminum storefront doors with auto openers, glass aluminum framed windows and infill walls. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings have 12 x 12 glue-on type ceiling tiles and painted gypsum. Floors are carpet, concrete, and VCT and sheet vinyl. Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. Restrooms have sheet vinyl floors with a FRP wainscot. The building has a residential kitchen

Mechanical/Plumbing:

Heating/cooling is provided by four 90 percent efficient gas-fired split systems of 2005 vintage. Additional cooling is provided by a two-ton split system. Fresh air is supplied by infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of



auto and manual type with child-appropriate type fixtures for children and standard type for adults. Cold and hot water piping is copper and is mostly original and maintained functional. Domestic hot water is from a Bradford white 30-gallon electric water heater.

Electrical:

The electrical system is fed from a 12 kVA pad-mounted transformer that delivers 600 amps of 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent T-8 using typical switches and outlets with an LCS sensor. Emergency lights are present. Emergency exit lights and signs are present and typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors and other common places. The system is activated by pull stations and smoke detectors and is centrally monitored. The building has a fire sprinkler system and fire extinguishers. There are magnetic door releases in hallways. The building has a video system.

Hazmat:

None noted.

Daycare Rec Storage

Facility Description:

Building 3700 (Daycare Recreational Equipment Storage) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 175-square-foot building contains storage and was originally constructed in 1996. There have been no major remodels to date.

Structural/Exterior Closure:

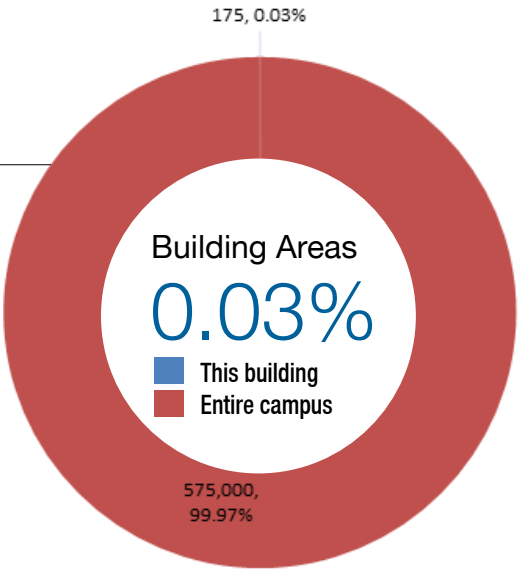
The building foundation is a concrete slab on grade. The exterior is wood framed with wood panel siding. The roof is wood framed with wood decking and a standing seam metal roof system. Service door is a sliding wood framed door in a wood frame. There are no windows.

Interiors:

There are no interior partitions. Walls are painted gypsum board. Floor is smooth concrete.

Mechanical/Plumbing:

There are no mechanical or plumbing systems.



Electrical:

The electrical system is fed from a pole-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the building. Lighting is typically fluorescent T-12 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety System:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

175

ASSIGNABLE SQUARE FEET

160

EFFICIENCY

91.4%

FACILITIES CONDITION INDEX

33.5%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

18

GROSS SQUARE FEET

8,700ASSIGNABLE
SQUARE FEET**8,644**

EFFICIENCY

99.3%FACILITIES
CONDITION INDEX**136.9%**

ANNUAL FTES (2013)

30

ROOMS

8

STATIONS

66

AGE OF BUILDING

46

AG & Natural Resources

Facility Description:

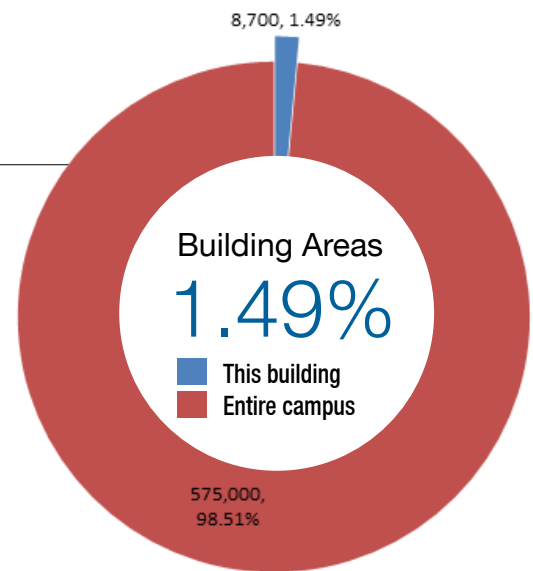
Building 4000 (AG & Natural Resources) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 8,700-square-foot building contains classrooms, class lab, and office and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is steel framed with metal siding. The roof structure is steel framed with a standing seam metal roof. Large overhead coiling roll-up metal doors service the work areas. Service doors are flat-faced steel in steel frames. The windows are single pane in aluminum frames.

Interiors:

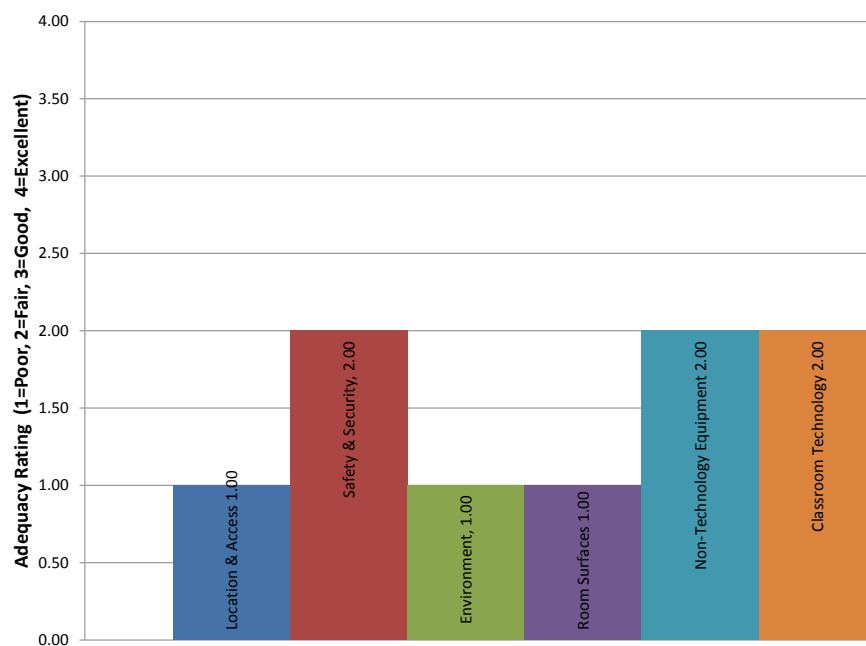
Partitions in the building are typically gypsum board. The interior wall finishes are typically painted ceilings and are full height in the shop areas with suspended lighting. Flooring in high use areas is smooth concrete and VCT. Interior doors



are generally flat-faced wood in wood frames. Restrooms have sheet vinyl floors and hardboard wainscot and 12 x 12 glue-on ceiling tiles. Toilet compartments are metal.

Mechanical/Plumbing:

Heating/cooling is provided by 110,000 BTU gas-fired package units and gas-fired space heaters with window shaker-type A/C units. The heating/cooling distribution system is a ducted system using package units. Fresh air is supplied by package units and by infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original to construction and maintained functional by a great service department. Cold water piping is galvanized and hot water piping is copper and is original.



Building 4000 Average Adequacy

GROSS SQUARE FEET

2,674ASSIGNABLE
SQUARE FEET**428**

EFFICIENCY

16.0%FACILITIES
CONDITION INDEX**108.6%**

ANNUAL FTES (2013)

2

ROOMS

2

STATIONS

24

AGE OF BUILDING

46

Beef Unit

Facility Description:

Building 4100 (Beef Unit) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 4,100-square-foot building is a field building and was originally constructed in 1968. There have been no major re-models to date.

Structural/Exterior Closure:

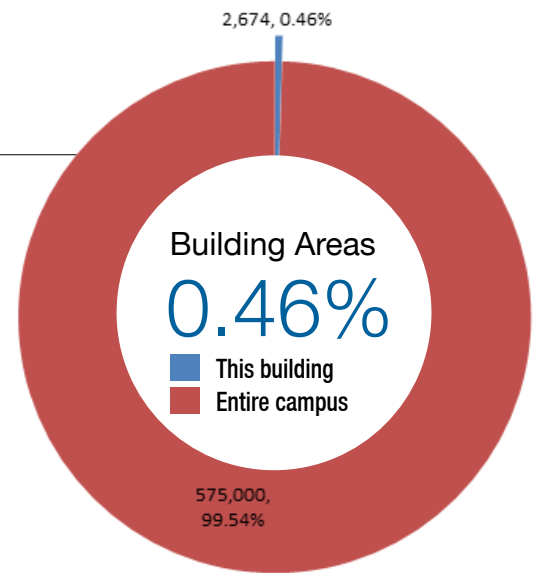
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is a combination of metal and wood framed with metal and wood siding. The roof structure is wood framed metal roof. Sliding metal doors service the work areas. Service doors are flat-faced steel in steel frames.

Interiors:

The interior partitions are wood framed with metal siding. There are no interior finishes in the building.

Mechanical/Plumbing:

The building has a wall heat pump. Fresh air is supplied by infiltration using roof turbines. Plumbing consists of galvanized piping for a stainless steel sink that is mostly original and maintained functional.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 50 amp single phase, three-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically T-8 and incandescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

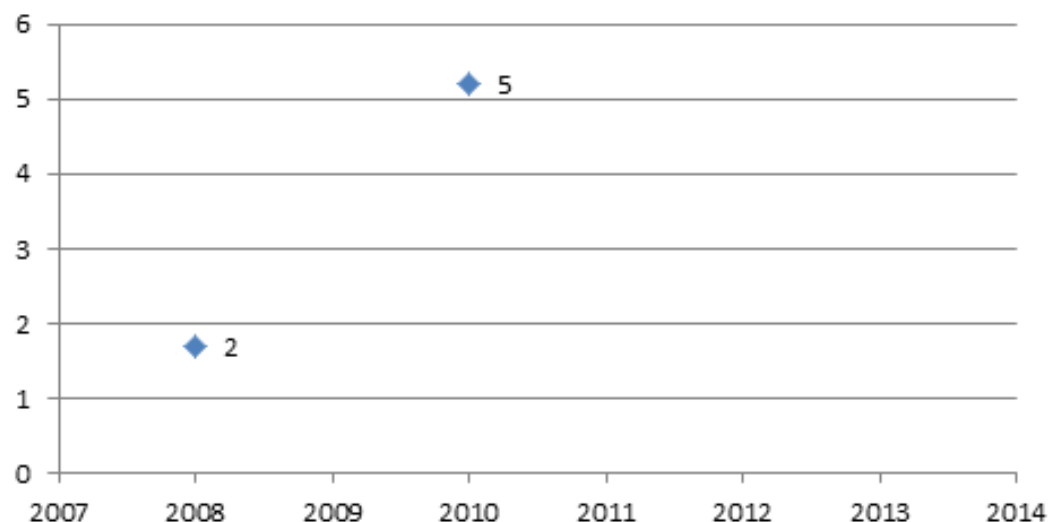
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators in the common space. The system is activated by pull stations and is centrally monitored.

Hazmat:

None noted.

FTES by Year 4100 Building



GROSS SQUARE FEET
2,791

ASSIGNABLE SQUARE FEET
920

EFFICIENCY
32.9%

FACILITIES CONDITION INDEX
135.3%

ANNUAL FTES (2013)
N/A

ROOMS
4

STATIONS
0

AGE OF BUILDING
46

Equipment Storage

Facility Description:

Building 4200 (Equipment Storage) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 2,791-square-foot building is a field building and was originally constructed in 1968.

Structural/Exterior Closure:

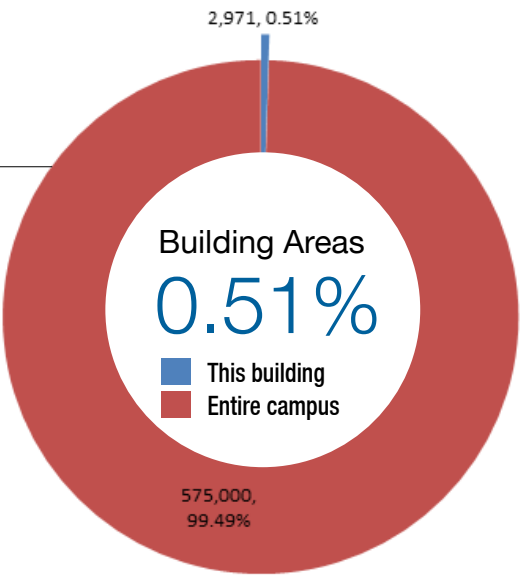
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with metal siding. The roof structure is wood framed with wood decking and a standing seam metal roof. Large overhead coiling roll-up metal doors service work area. Service doors are flat-faced steel in steel frames. The windows are single pane in aluminum frames.

Interiors:

Partitions in the building are wood framed with metal siding. Ceilings are full height in the shop areas with suspended lighting. Flooring in high use areas is smooth concrete. Interior doors are generally flat-faced wood in wood frames.

Mechanical/Plumbing:

Heating is provided by gas-fired infrared heaters in the shop. The building does not have a cooling system. Fresh air is supplied by infiltration. Plumbing consists of a drinking fountain, eye wash and hose bibs using galvanized piping that is original and maintained functional.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically incandescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators in the common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system.

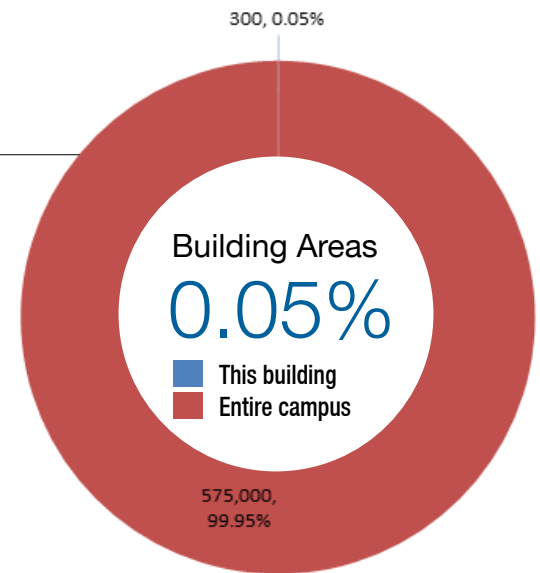
Hazmat:

None noted.

AG Equipment Stor 2

Facility Description:

Building 4201 (AG Equipment Storage 2) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 300-square-foot building is a field building and was originally constructed in 1968.



GROSS SQUARE FEET

300

ASSIGNABLE
SQUARE FEET

128

EFFICIENCY

42.6%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

46

Horticulture Greenhouse

Facility Description:

Building 4300 (Horticulture Greenhouse) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 840-square-foot building contains a greenhouse and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

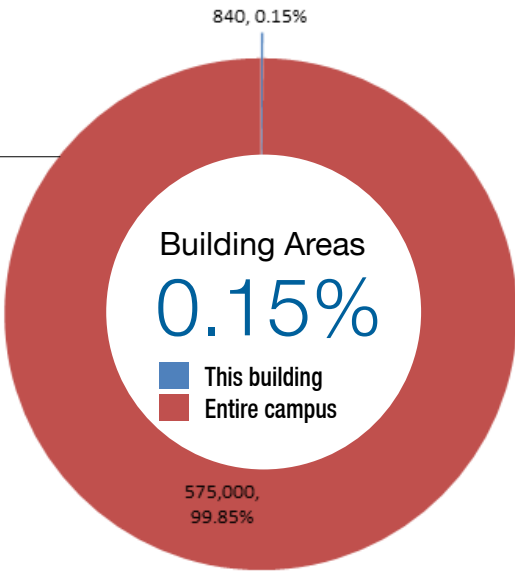
The building's foundation is metal post in perimeter concrete footings. The building exterior is metal framed with corrugated fiberglass siding. The roof structure is metal framed with a corrugated fiberglass panel roof. Service doors are flat-faced metal in metal frames.

Interiors:

There are no interior finishes in the building. Floor is smooth concrete and gravel/asphalt.

Mechanical/Plumbing:

Heating is provided by a 264,000 BTU gas-fired boiler. Cooling is supplied by evaporative coolers. The heating distribution system is a 2-pipe system using radiant tube heat on the floor and tables. Fresh air is supplied by infiltration using exhaust fans. Plumbing consists of galvanized piping that is original and a misting system for plant watering that is maintained functional.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 50 amp single phase, three-wire power to the facility. Panel boards, wiring, and receptacles are original and maintained functional by a strong service department. Lighting is typically incandescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The building does not have a fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

840

ASSIGNABLE SQUARE FEET

820

EFFICIENCY

97.6%

FACILITIES CONDITION INDEX

318.6%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

46

GROSS SQUARE FEET

920ASSIGNABLE
SQUARE FEET**900**

EFFICIENCY

97.8%FACILITIES
CONDITION INDEX**0%**

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

8

Horticulture Greenhouse 2

Facility Description:

Building 4301 (Horticulture Greenhouse 2) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 920-square-foot building contains a greenhouse and was originally constructed in 2006. There have been no major remodels to date.

Structural/Exterior Closure:

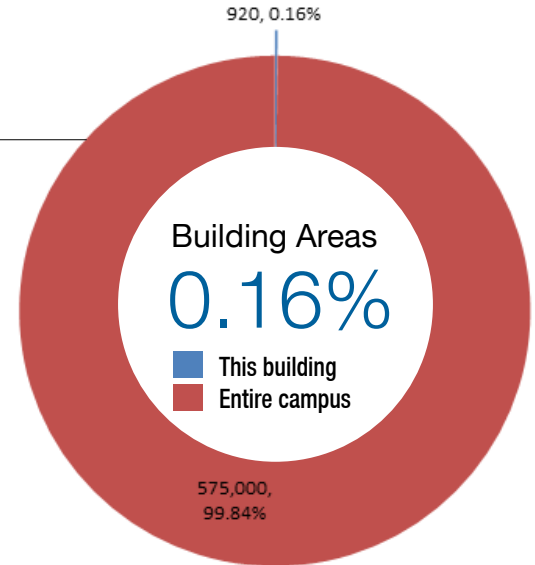
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is aluminum framed with plastic siding. The roof structure is aluminum framed with corrugated plastic roof. Service doors are flat-faced aluminum in aluminum frames.

Interiors:

There are no interior finishes in the building. Floor is smooth concrete and gravel/dirt.

Mechanical/Plumbing:

Heating is provided by 75,000 BTU gas-fired unit heaters. Cooling is supplied by wall type evaporative coolers. The heating distribution system is fan-type air movers. Fresh air is supplied by infiltration. Plumbing consists of galvanized piping that is original for the watering of plants.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, single phase, three-wire power to the facility. Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically mercury vapor 225 watt using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The building does not have a fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

4,900

ASSIGNABLE
SQUARE FEET

4,877

EFFICIENCY

99.5%

FACILITIES
CONDITION INDEX

180.5%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

46

Hay Feed Storage

Facility Description:

Building 4400 (Hay Feed Storage) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 4,900-square-foot building is a field building and was originally constructed in 1968. There have been no major re-models to date.

Structural/Exterior Closure:

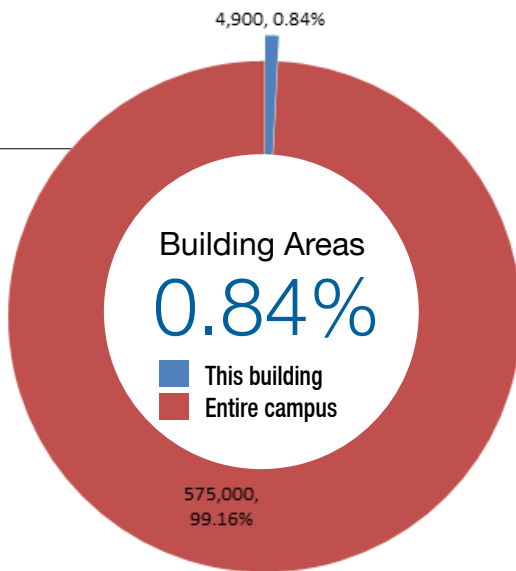
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footing. The building exterior is metal framed with metal siding. The roof structure is metal with a metal roof. Large sliding metal doors service the storage area. Service doors are flat-faced steel in steel frames.

Interiors:

There are no interior walls or finishes in the building.

Mechanical/Plumbing:

The building does not have a mechanical system. Fresh air is supplied by infiltration. Plumbing consists of galvanized piping which is original.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire 70 amp power to the facility. Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present. The building does not have an emergency generator.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators in a common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system.

Hazmat:

None noted.

GROSS SQUARE FEET

1,500ASSIGNABLE
SQUARE FEET**807**

EFFICIENCY

53.8%FACILITIES
CONDITION INDEX**77.4%**

ANNUAL FTES (2013)

5

ROOMS

6

STATIONS

53

AGE OF BUILDING

46

Head House

Facility Description:

Building 4500 (Head House) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 1,500-square-foot building contains a class lab and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

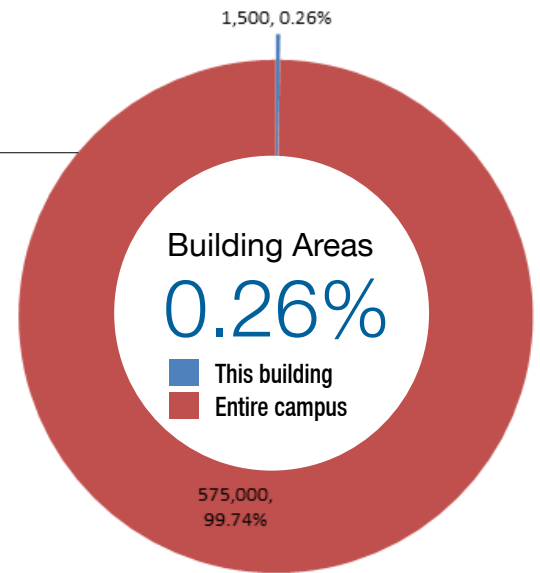
The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is wood framed with corrugated aluminum siding with a wood covering at entry. The roof is wood framed with wood decking and a corrugated metal roof system. The exterior doors are metal in metal jambs. The windows are single pane glass in aluminum frames. There is a wood lattice structure at entry.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings are full height in horticulture area and painted hard lid in others. Floors are smooth concrete and VCT. Interior doors are wood with slab faces in wood frames. Door hardware is in serviceable condition. There are no restrooms in this building.

Mechanical/Plumbing:

Heating/cooling is provided by a pad-mounted transformer. The heating/cooling distribution system is a ducted system using package units. Fresh air is supplied by package units. Plumbing fixtures are of original type with upgrades as needed for maintenance purposes. Cold/hot water piping is galvanized and copper and is original and maintained functional by a strong service department. Domestic hot water is provided by an under sink mount electric 10-gallon water heater.



Electrical:

The electrical system is fed from a pad-mounted 45 kVA transformer that delivers 125 amps of 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original with upgrades as needed for maintenance purposes. Lighting is typically fluorescent T-8 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

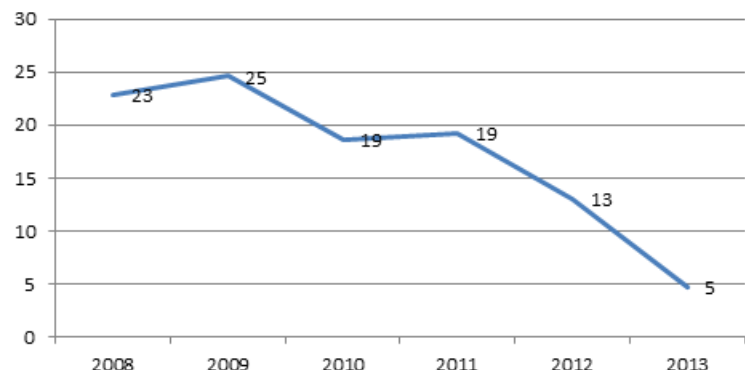
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in a common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers in cabinets.

Hazmat:

None noted.

FTES by Year 4500 Building



Sheep Unit

Facility Description:

Building 4600 (Sheep Unit) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 4,920-square-foot building is a field building and was originally constructed in 1968. There have been no major re-models to date.

Structural/Exterior Closure:

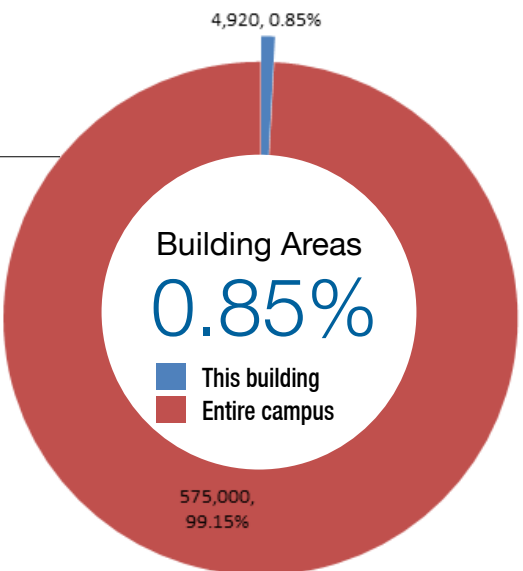
The building's foundation is concrete cast-in-place piers supporting the metal framing. The building exterior is of a pre-engineered steel frame with metal siding. The roof structure is steel framed and a standing seam metal roof. Large rolling metal doors service the work area. Service doors are flat-faced steel in steel frames.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete and dirt.

Mechanical/Plumbing:

The building does not have a mechanical system. Fresh air is supplied by infiltration with roof turbans. Plumbing consists of galvanized piping that is original.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original and maintained functional. Lighting is typically incandescent and some T-12 using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators in a common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.

GROSS SQUARE FEET

4,920

ASSIGNABLE SQUARE FEET

64

EFFICIENCY

1.3%

FACILITIES CONDITION INDEX

180.6%

ANNUAL FTES (2013)

N/A

ROOMS

2

STATIONS

0

AGE OF BUILDING

46

Swine Unit #1

Facility Description:

Building 4700 (Swine Unit #1) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 1,600-square-foot building is a field building and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

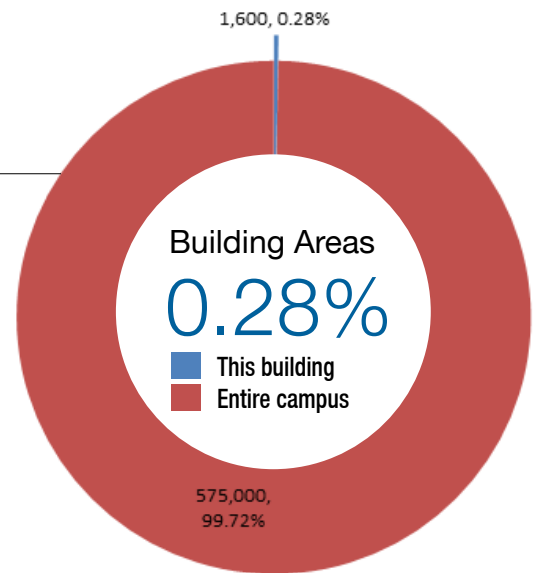
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with metal siding. The roof structure is wood framed with wood decking and a standing seam metal roof. The structure is in good condition as is the roofing system. Sliding metal doors service the work areas. Service doors are flat-faced steel in steel frames.

Interiors:

The interior partitions are metal-framed with metal siding. There are no interior finishes in the building. Flooring is half concrete and half dirt.

Mechanical/Plumbing:

The building does not have a mechanical system. Plumbing consists of galvanized piping that is original with an electric 40-gallon water heater that is supplemented by a roof top solar panel.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically incandescent. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators in a common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.

GROSS SQUARE FEET

1,600

ASSIGNABLE
SQUARE FEET

200

EFFICIENCY

12.5%

FACILITIES
CONDITION INDEX

194.6%

ANNUAL FTES (2013)

N/A

ROOMS

2

STATIONS

0

AGE OF BUILDING

46

GROSS SQUARE FEET
1,890

ASSIGNABLE SQUARE FEET
1,106

EFFICIENCY
58.5%

FACILITIES CONDITION INDEX
76.4%

ANNUAL FTES (2013)
N/A

ROOMS
12

STATIONS
6

AGE OF BUILDING
42

Farm Student Dorm

Facility Description:

Building 4800 (Farm Student Dorm) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 1,890-square-foot building is a house and was originally constructed in 1972. This is a single family-type home with no major remodels to date.

Structural/Exterior Closure:

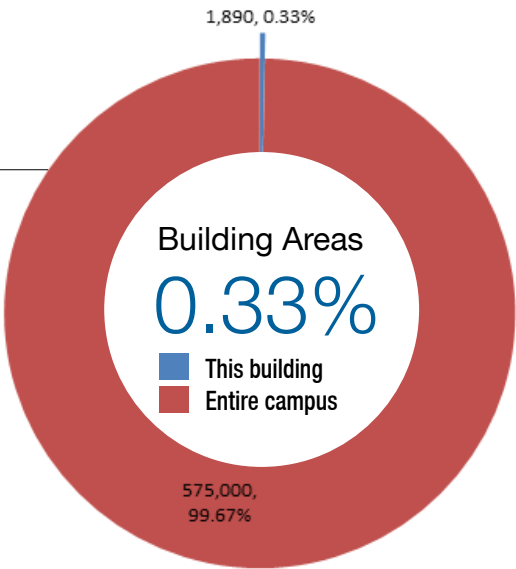
The building foundation is concrete with deepened perimeter footings with wood post and beam construction. The exterior is wood framed with wood siding. The roof is wood framed with wood decking and asphalt shingles of 1998 vintage. The exterior walls have flat-faced wood doors in wood frames and metal in metal jambs. The windows are mostly single pane with a few dual pane windows in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings are painted ridged gypsum board. Floors are sheet vinyl and VCT. Interior doors are wood with slab faces in wood frames. Door hardware is in serviceable condition. Restroom has sheet vinyl floors with a Marlite wainscot and has wood laminate toilet partitions.

Mechanical/Plumbing:

Heating/cooling is provided by a pad-mounted gas-fired 86,000 BTU package unit of 1994 vintage. The heating/cooling distribution system is a ducted system using package units. The ductwork is original. Fresh air is supplied by package units.



Ceiling mounted exhaust fans are installed in restrooms for ventilation. Domestic hot water is provided by an AO Smith 75,000 BTU water heater. Cold/hot water piping is copper and is original.

Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 125 amps of 120/208 V, single phase, three-wire power to the facility. Panel boards, wiring, and receptacles are mostly original with some upgrades as needed for maintenance. Lighting is typically incandescent-type fixtures with screw-in CFL bulbs. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in common space. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.

Police Portable Building

Facility Description:

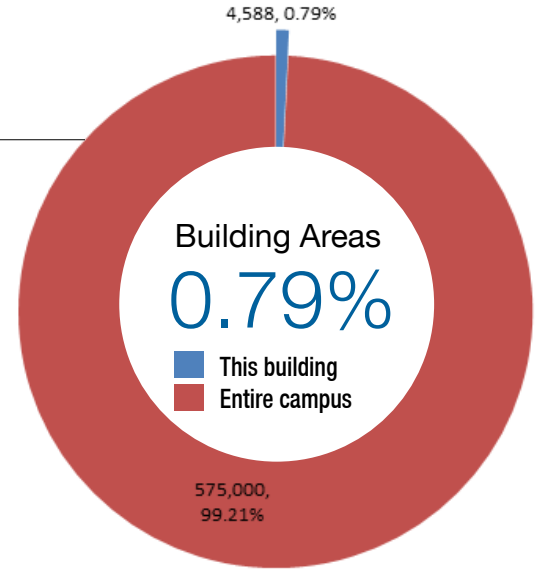
Building 5000 (Police Portable Building) is located in the center of the north portion of the main Shasta College campus in Redding, CA. The one-story, 4,588-square-foot building contains offices and was originally erected at the site in 1964. There have been no major remodel to date.

Structural/Exterior Closure:

The building has a steel frame supported by perimeter concrete piers with interior concrete piers and wood floors. The exterior walls are wood framed with fiberglass reinforced siding exterior surfaces. The roof structure is wood joist and decking with a built-up roof system. Exterior doors are flat-faced metal in aluminum jambs. The windows are tinted single paned glass set in aluminum frames. The building is served by a metal-framed access ramp.

Interiors:

Partitions in the building are typically gypsum/FRP board and/or vinyl wall coverings. The interior wall finishes are generally painted. Ceilings are suspended drop-in 2 x 4 ceiling tile in metal grids. Flooring is carpet and VCT over a wood sub floor. Interior doors are flat-faced wood in wood frames. There are no restrooms.



Mechanical/Plumbing:

Heating/cooling is provided by electric heat pumps. The heating/cooling distribution system is a ducted system. Fresh air is supplied by heat pumps. The building does not have a plumbing system.

Electrical:

The electrical system is fed from a pad-mounted 35 kVA transformer that delivers 400 amps 408/277 and 100 amps 120/208 V, single phase, three-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically fluorescent. Emergency lights are not present. Emergency exit signs are present.

GROSS SQUARE FEET

4,588

ASSIGNABLE
SQUARE FEET

2,221

EFFICIENCY

48.4%

FACILITIES
CONDITION INDEX

167.2%

ANNUAL FTES (2013)

81

ROOMS

17

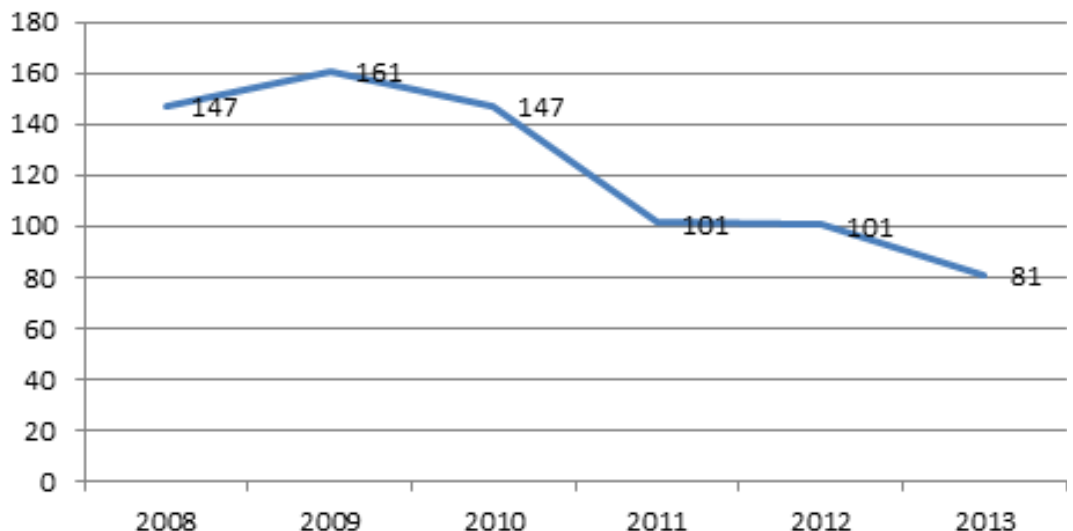
STATIONS

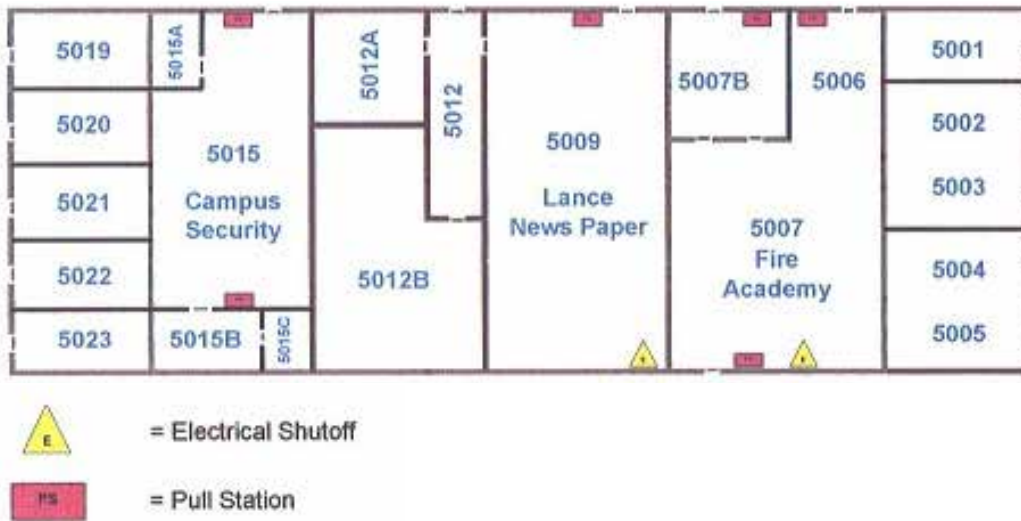
54

AGE OF BUILDING

50

FTES by Year 5000 Building



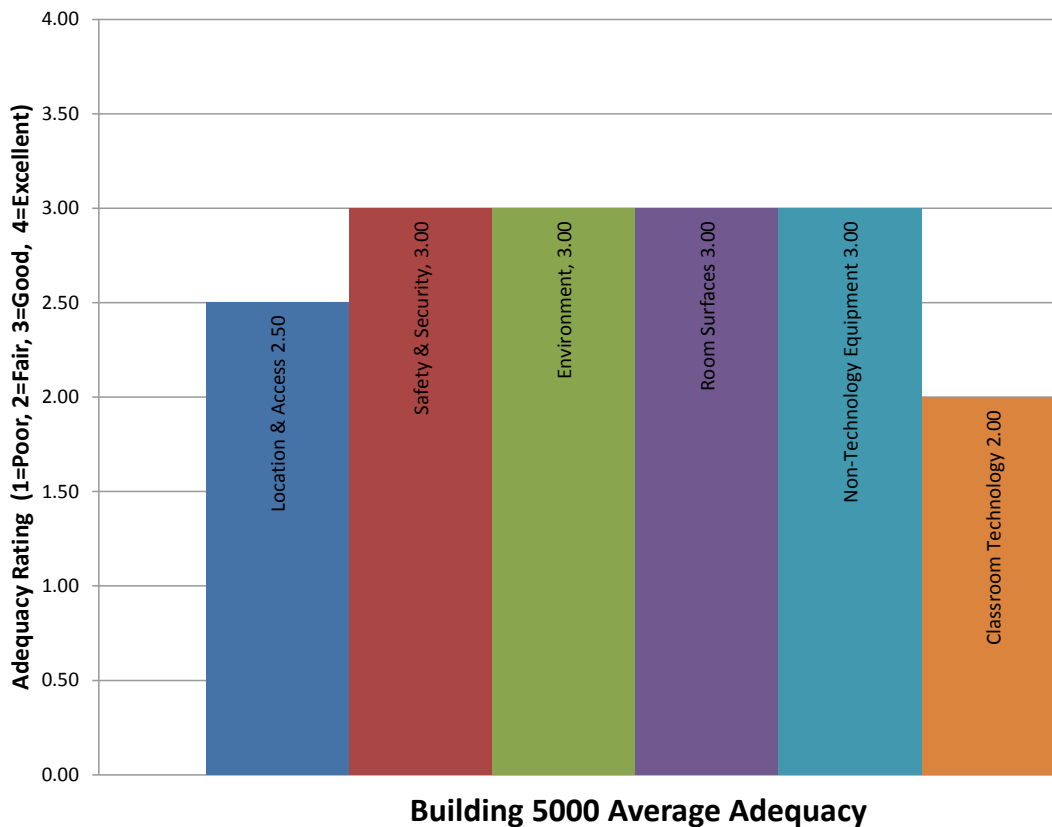


Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators on the exterior. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers. The building has emergency phones and an AED device.

Hazmat:

None.



Equipment & Supply Storage

Facility Description:

Building 5200 (Equipment & Supply Storage/ Handball Courts) is located in the north portion of the main Shasta College campus in Redding, CA. The one-story, 6,240-square-foot building contains an athletic/physical education room and was originally constructed in 1977. There have been no major remodels to date.

Structural/Exterior Closure:

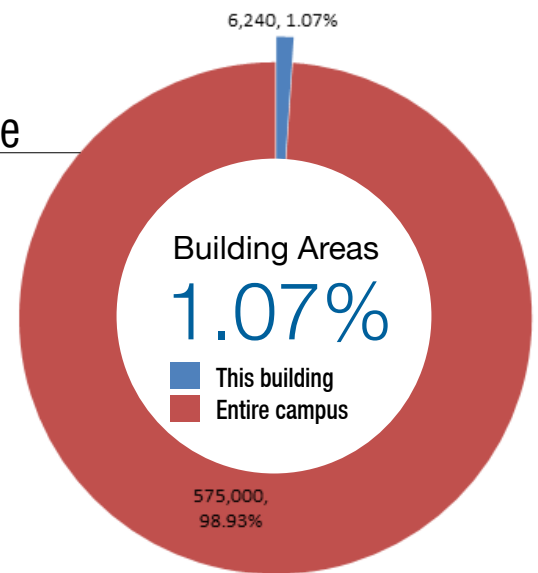
The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure exterior walls are formed and poured-in-place reinforced concrete. The roof is metal girders with wood decking and a built-up composition roofing system. The exterior walls have aluminum storefront doors and tinted glass aluminum framed windows. Service doors are flat-faced metal in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The interior partitions are concrete. The ceilings are mostly plaster. Interior floor is smooth concrete.

Mechanical/Plumbing:

The building's heating and cooling is provided by gas-fired units. The building has a fiberglass laundry-type sink using a one-gallon electric water heater.



Electrical:

The electrical system is fed from a pad-mounted 35 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Lighting is typically metal halide and T-8. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible annunciators on the exterior. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers.

Hazmat:

None noted.

GROSS SQUARE FEET

6,240

ASSIGNABLE
SQUARE FEET

4,800

EFFICIENCY

76.9%

FACILITIES
CONDITION INDEX

47.3%

ANNUAL FTES (2013)

N/A

ROOMS

6

STATIONS

51

AGE OF BUILDING

37

GROSS SQUARE FEET
144

ASSIGNABLE SQUARE FEET
131

EFFICIENCY
90.9%

FACILITIES CONDITION INDEX
130.6%

ANNUAL FTES (2013)
N/A

ROOMS
1

STATIONS
0

AGE OF BUILDING
46

AG Fertilizer #1

Facility Description:

Building 5400 (AG Fertilizer #1) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 144-square-foot building is a field building and was originally constructed in 1968. There have been no major re-models to date.

Structural/Exterior Closure:

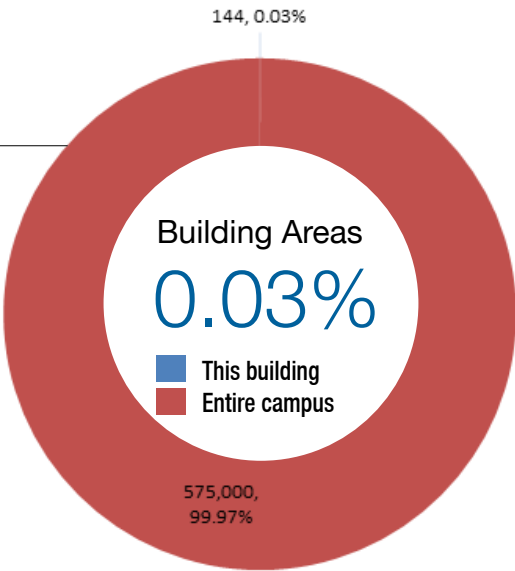
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with wood panel siding. The roof structure is wood framed with wood decking and a composition shingle roof system. Service door is flat-faced steel in steel frames.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete.

Mechanical/Plumbing:

There are no mechanical or plumbing systems.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the building. Lighting is typically fluorescent and illumination is generally adequate. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

There is no fire/life safety system.

Hazmat:

Fertilizer.

AG Fertilizer #2

Facility Description:

Building 5500 (AG Fertilizer #2) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 80-square-foot building is a field building and was originally constructed in 1968.

Structural/Exterior Closure:

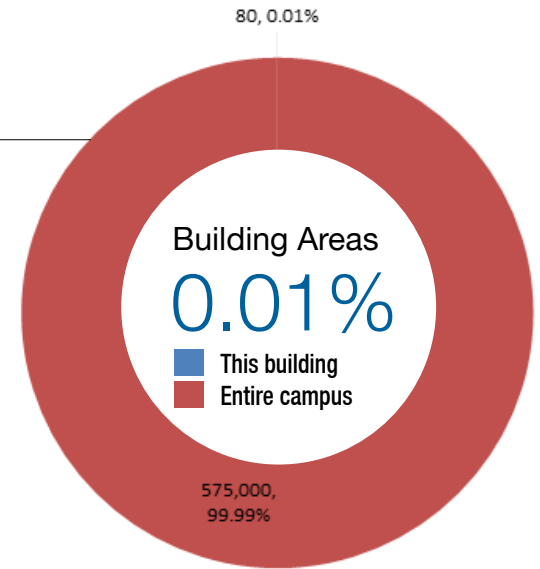
The building is full metal sitting on a concrete slab on grade. The building exterior is metal framed with metal panel siding. The roof structure is a metal roof. Service door is flat-faced steel in steel frames.

Interiors:

There are no interior walls or finishes in the building. Floor is metal.

Mechanical/Plumbing:

There are no mechanical or plumbing systems.



Electrical:

None.

Fire Protection/Life Safety Systems:

There is no fire/life safety system.

Hazmat:

Fertilizer.

GROSS SQUARE FEET

80

ASSIGNABLE
SQUARE FEET

71

EFFICIENCY

88.7%

FACILITIES
CONDITION INDEX

182.4%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

46

GROSS SQUARE FEET	140
ASSIGNABLE SQUARE FEET	96
EFFICIENCY	68.5%
FACILITIES CONDITION INDEX	206.9%
ANNUAL FTES (2013)	N/A
ROOMS	1
STATIONS	0
AGE OF BUILDING	46

Archery Building

Facility Description:

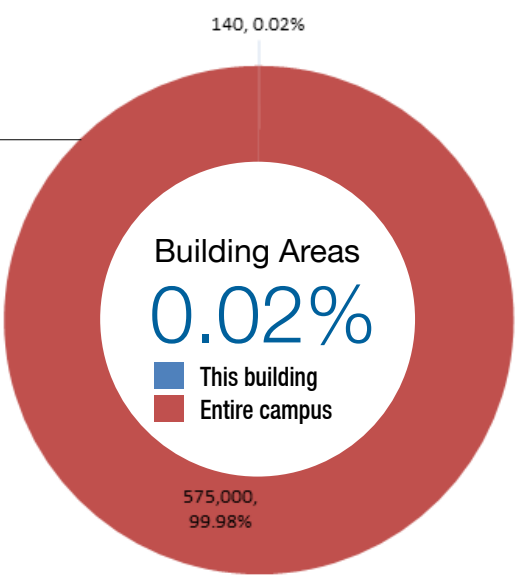
Building 6000 (Archery Building) is located in the north portion of the main Shasta College campus in Redding, CA. The tall one-story, 140-square-foot building is a field building and was originally constructed in 1968. There have been no major remodels to date.

Structural/Exterior Closure:

The building’s foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is wood framed with wood siding. The roof structure is wood framed with wood decking and a composition shingle roof system. Service door is flat-faced wood in a wood jamb.

Interiors:

There are no interior walls or finishes in the building. Floor is smooth concrete.



Mechanical/Plumbing:

There are no mechanical or plumbing systems.

Electrical:

There is no electrical system.

Fire Protection/Life Safety Systems:

There is no fire/life safety system.

Hazmat:

None noted

Press Box

Facility Description:

Building 6100 (Press Box) is located in the north portion of the main Shasta College campus in Redding, CA. The two-story, 480-square-foot building is an assembly building and was originally constructed in 1971. There have been no major remodels to date.

Structural/Exterior Closure:

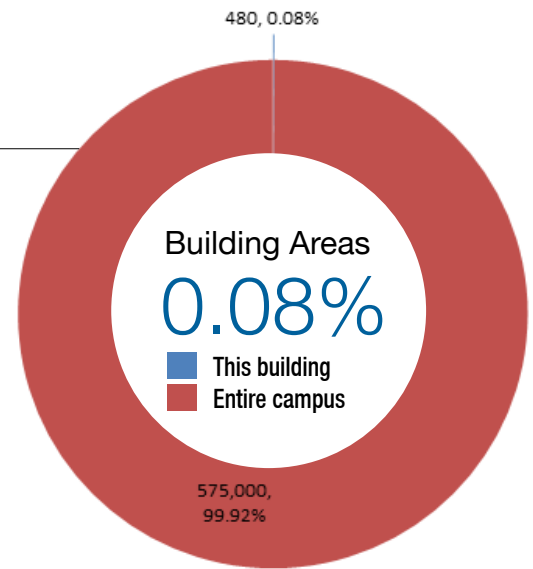
The building's foundation is a partial reinforced concrete slab on grade with deepened perimeter footings and concrete piers. The second floor is wood framed with wood floor. The building exterior is wood framed with wood panel siding. The roof structure is wood framed with wood decking and a built up composition roof system. Service door is flat-faced wood in steel frames. Windows are metal frames with single pane glass. Roof is accessible and has a steel pipe hand railing.

Interiors:

The interior walls in the building are mostly painted gypsum. Floor is smooth concrete on the lower level and VCT/wood on the second level.

Mechanical/Plumbing:

There are no mechanical or plumbing systems.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Lighting is typically incandescent and is original to construction and maintained functional. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

480

ASSIGNABLE
SQUARE FEET

280

EFFICIENCY

58.3%

FACILITIES
CONDITION INDEX

190.7%

ANNUAL FTES (2013)

N/A

ROOMS

2

STATIONS

0

AGE OF BUILDING

43

GROSS SQUARE FEET

759

ASSIGNABLE SQUARE FEET

192

EFFICIENCY

25.2%

FACILITIES CONDITION INDEX

33.3%

ANNUAL FTES (2013)

N/A

ROOMS

3

STATIONS

0

AGE OF BUILDING

44

Concession Building

Facility Description:

Building 6300 (Concession Building) is located in the north portion of the main Shasta College campus in Redding, CA. The one-story, 1,325-square-foot building contains food facilities and was originally constructed in 1970. There have been no major remodels to date.

Structural/Exterior Closure:

The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is reinforced concrete masonry block. The roof structure is wood framed with wood decking and a composition shingle roof system. Service doors are flat-faced steel in steel frames. There are only metal roll up windows in aluminum frames for food service.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings are wood framing. Floors are smooth concrete. Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. The restrooms have concrete floors with FRP/CMU walls using wood laminate toilet partitions.

Mechanical/Plumbing:

The building does not have a mechanical system. Cooling is provided by an evaporative cooler. Fresh air is supplied by infiltration. Restroom ven-

tilation is provided by operable dampers. Plumbing fixtures are of original type with upgrades as needed for maintenance purposes. The upgrades consist of auto operation toilets and urinals. Domestic hot water is provided by an Insta-Hot on demand unit. Copper piping is original.

Electrical:

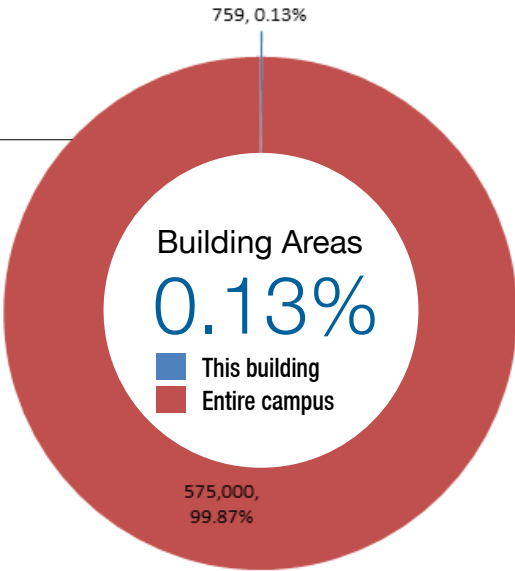
The electrical system is fed from a pad-mounted 30 kVA transformer that delivers 120/208 V and 277/480 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are original. Lighting is typically incandescent. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

There is no fire/life safety system. The building has fire extinguishers.

Hazmat:

None noted.



Museum

Facility Description:

Building 6500 (Museum) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 3,178-square-foot building contains a classroom, office and exhibition rooms and was originally constructed in 1973. There have been no major remodels to date.

Structural/Exterior Closure:

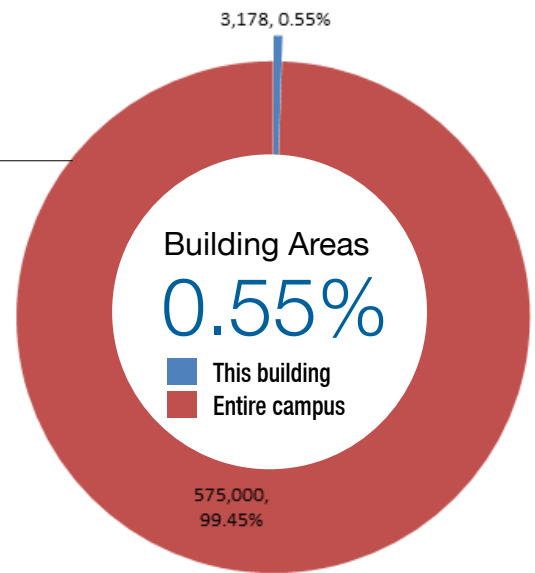
The building's foundation is a reinforced concrete slab on grade with deepened perimeter footings. The building exterior is reinforced concrete masonry block. The roof structure is wood framed with wood decking and a wood shingle roof system. Main entry doors are decorative faced wood in wood frames. The windows are single pane in wood frames.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings are drop-in ceiling tile in metal grid with 2 x 4 ceiling tiles in office area with large rooms having exposed wood framing and 2 x 6 T-G sheeting. Floors are smooth concrete. Interior doors are wood with slab faces in steel frames. Door hardware is in serviceable condition. Restroom has concrete flooring with painted gypsum walls and ceiling.

Mechanical/Plumbing:

Heating/cooling is provided by gas-fired package units of early 1990s vintage. The heating/cooling distribution system is a ducted system. Fresh air



is supplied by package units. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically original with upgrades as needed for maintenance purposes. All water piping is original.

Electrical:

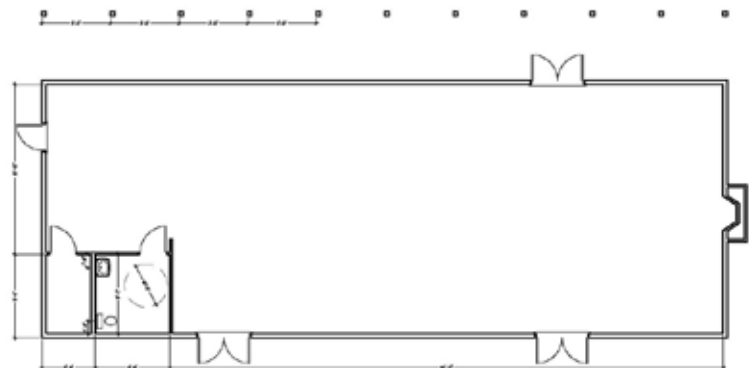
The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent T-8 and incandescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators on the exterior and in common spaces. The system is activated by pull stations and is centrally monitored. The building does not have a fire sprinkler system.

Hazmat:

None noted.



GROSS SQUARE FEET

3,178

ASSIGNABLE
SQUARE FEET

2,171

EFFICIENCY

68.3%

FACILITIES
CONDITION INDEX

35.1%

ANNUAL FTES (2013)

N/A

ROOMS

4

STATIONS

0

AGE OF BUILDING

41

Museum Storage

Facility Description:

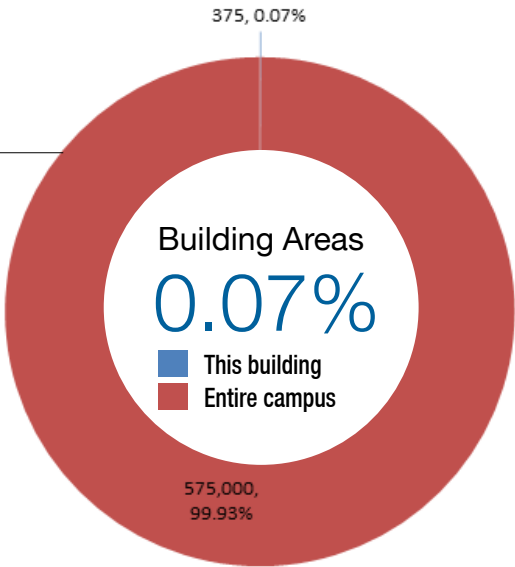
Building 6501 (Museum Storage) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 375-square-foot building is a storage building and was originally constructed in 1972. There have been no major remodels to date.

Structural/Exterior Closure:

The building has a wood framed floor with wood flooring. The building exterior is wood framed with aluminum panel siding. The roof structure is wood framed with wood decking and a metal roof. Service door is metal panel siding in steel frame. The window is single pane glass in an aluminum frame.

Interiors:

There are no interior walls or finishes in the building. Floor is wood.



Mechanical/Plumbing:

There are no mechanical or plumbing systems. Ventilation is provided by a roof turbine.

Electrical:

There is no electrical system.

Fire Protection/Life Safety Systems:

There is no fire/life safety system.

Hazmat:

None noted.

GROSS SQUARE FEET

3,178

ASSIGNABLE
SQUARE FEET

2,171

EFFICIENCY

68.3%

FACILITIES
CONDITION INDEX

35.1%

ANNUAL FTES (2013)

N/A

ROOMS

4

STATIONS

0

AGE OF BUILDING

41

Archeology Lab

Facility Description:

Building 6600 (Archeology Lab) is located in the south portion of the main Shasta College campus in Redding, CA. The one-story, 960-square-foot building contains a class lab and was originally constructed in 1975. There have been no major remodels to date.

Structural/Exterior Closure:

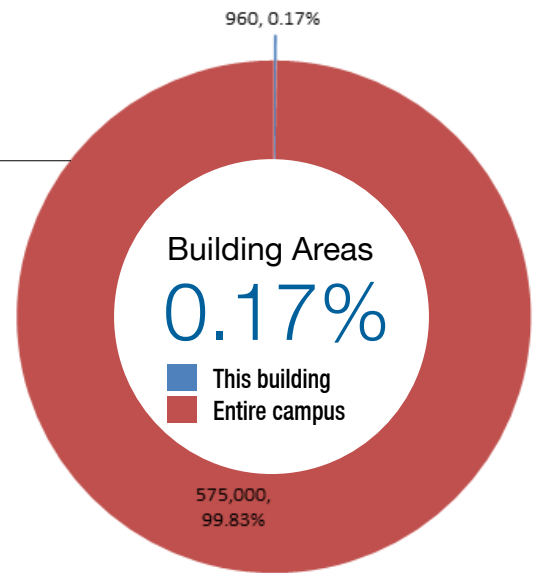
The building foundation is a concrete slab on grade with deepened concrete perimeter footings. The exterior is wood framed with wood siding. The roof is wood framed with wood decking and a composition roof system. The exterior walls have flat-faced metal doors in metal frames. The windows are single pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls are painted. Ceilings are also painted gypsum. Floors are smooth concrete. Interior doors are wood with slab faces in wood frames. Door hardware is in serviceable condition. Restroom has sheet vinyl floor.

Mechanical/Plumbing:

Heating/cooling is provided by gas-fired package units. The heating/cooling distribution system is a ducted system. Fresh air is supplied by package units and infiltration. Ceiling mounted exhaust fans are installed in the restroom for ventilation. Plumbing fixtures are typically original and main-



tained functional. Domestic hot water is provided by an American 20-gallon electric water heater. Cold/hot water piping is original and maintained functional.

Electrical:

The electrical system is fed from Building 500's pad-mounted transformer that delivers 120/208 V, single phase, 3-wire power to the facility. Lighting is typically fluorescent T-8 and incandescent using typical switches and outlets. Emergency lights are not present. Emergency exit signs are not present.

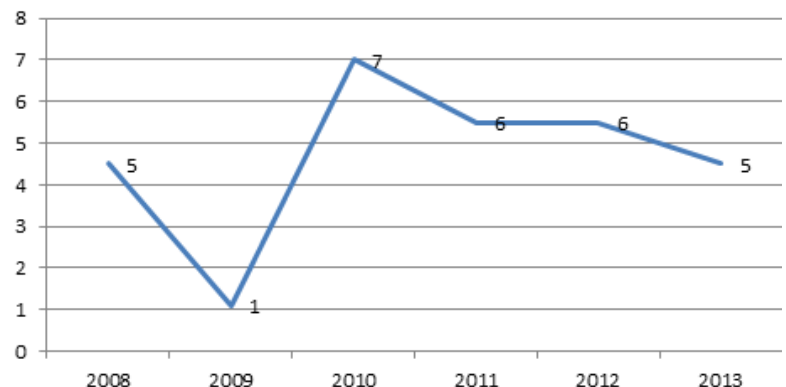
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms. The system is activated by pull stations and smoke detectors and is centrally monitored. The building does not have a fire sprinkler system but does have fire extinguishers in cabinets.

Hazmat:

None noted.

FTES by Year 6600 Building



GROSS SQUARE FEET

960

ASSIGNABLE
SQUARE FEET

729

EFFICIENCY

75.9%

FACILITIES
CONDITION INDEX

163.9%

ANNUAL FTES (2013)

5

ROOMS

2

STATIONS

25

AGE OF BUILDING

39

GROSS SQUARE FEET
1,120

ASSIGNABLE SQUARE FEET
324

EFFICIENCY
28.9%

FACILITIES CONDITION INDEX
0%

ANNUAL FTES (2013)
N/A

ROOMS
1

STATIONS
3

AGE OF BUILDING
38

Paint Booth

Facility Description:

Building 6800 (Paint Booth) is located in the east portion of the main Shasta College campus in Redding, CA. The one-story, 1,120-square-foot building contains a paint area and was originally constructed in 1976. There have been no major remodels to date.

Structural/Exterior Closure:

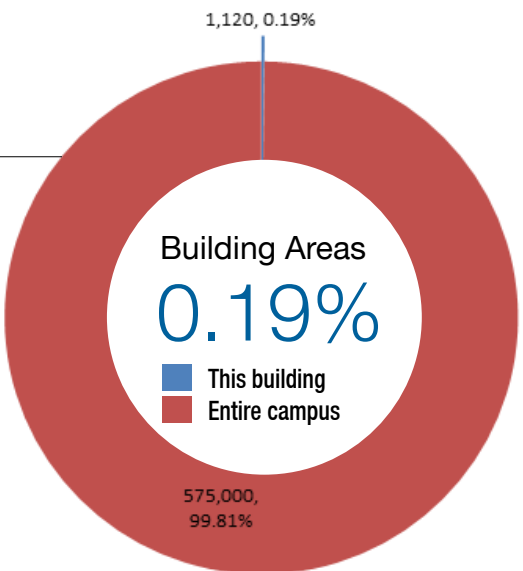
The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings that show no signs of settlement or damage. The structure is pre-engineered metal frames. The exterior walls of the building are metal. The roofing system is metal. Booth is served by an overhead coiling metal door.

Interiors:

The partitions in the building are typically painted metal.

Mechanical/Plumbing:

Fresh air is supplied by fans using a wall filtering system.



Electrical:

The electrical system is fed from a pad-mounted transformer that delivers 120/208 V, 3 phase, 4-wire power to the facility. Lighting is typically fluorescent T-12 using explosion-proof switches. Emergency lights are not present. Emergency exit signs are not present.

Fire Protection/Life Safety Systems:

The building does not have a fire/life safety system.

Hazmat:

Paints/solvents.



BUILDING

GROSS SQUARE FEET

4,995

ASSIGNABLE
SQUARE FEET

3,710

EFFICIENCY

74.2%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

419

ROOMS

18

STATIONS

99

AGE OF BUILDING

5

Tehama Campus 1

Facility Description:

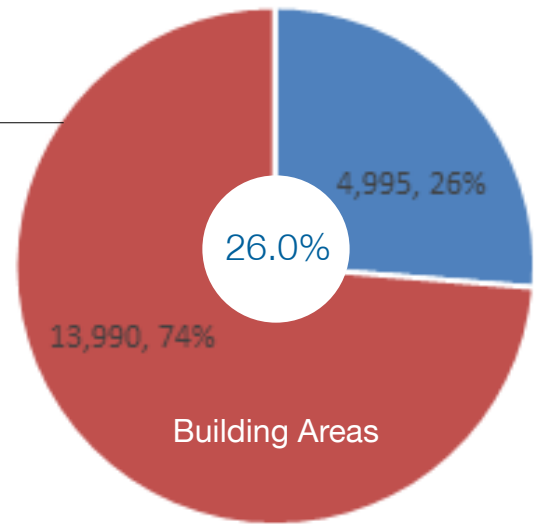
Building 7100 (Tehama Campus 1) is located at 770 Diamond Avenue in Red Bluff, CA. The one-story, 4,995-square-foot building contains classrooms, labs rooms, and offices and was originally constructed in 2009. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is a combination of wood and metal framing. The exterior walls of the building are a combination of stucco with a 48" Masonite wood-look type wainscot. The roof is metal girders with wood decking using asphalt shingles and a single ply roofing system in the mechanical areas. The main entries have aluminum storefront doors and a tinted glass aluminum window system. Service doors are a combination of flat-faced metal in metal and or aluminum frames. The windows/infills are dual pane glass in aluminum frames that are fixed and operational units.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are T-bar drop-in ceiling tile in metal



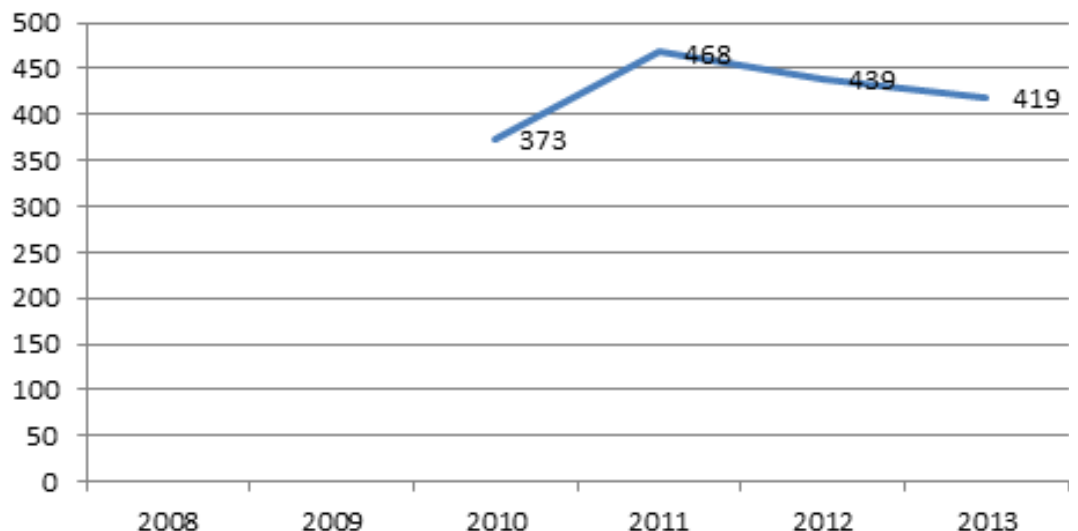
■ This building ■ Entire campus

grid with 2 x 4 ceiling tiles with areas using painted hard lids. Flooring in major use areas is a combination of sheet vinyl and carpet. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and tile wainscot. Toilet compartments are wood laminate.

Mechanical/Plumbing:

Heating/cooling is provided by a Mammoth gas-fired 500,000 BTU package unit with 10 tons of cooling all of 2009 vintage. The heating/cooling distribution is duct using factory-built air handling units on the campus EMS. Additional cooling is provided by a split system for the IT room. The HVAC system is on the campus EMS. Fresh air is supplied by air handling units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are typically of auto type toilets and sinks with waterless urinals. Cold/hot water piping is copper and is

FTES by Year Tehama Campus



original. Domestic hot water is provided by a gas-fired on demand unit.

Electrical:

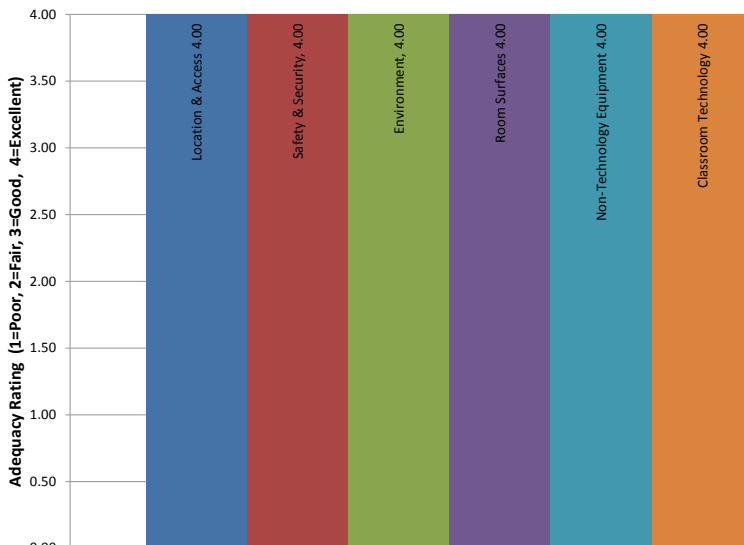
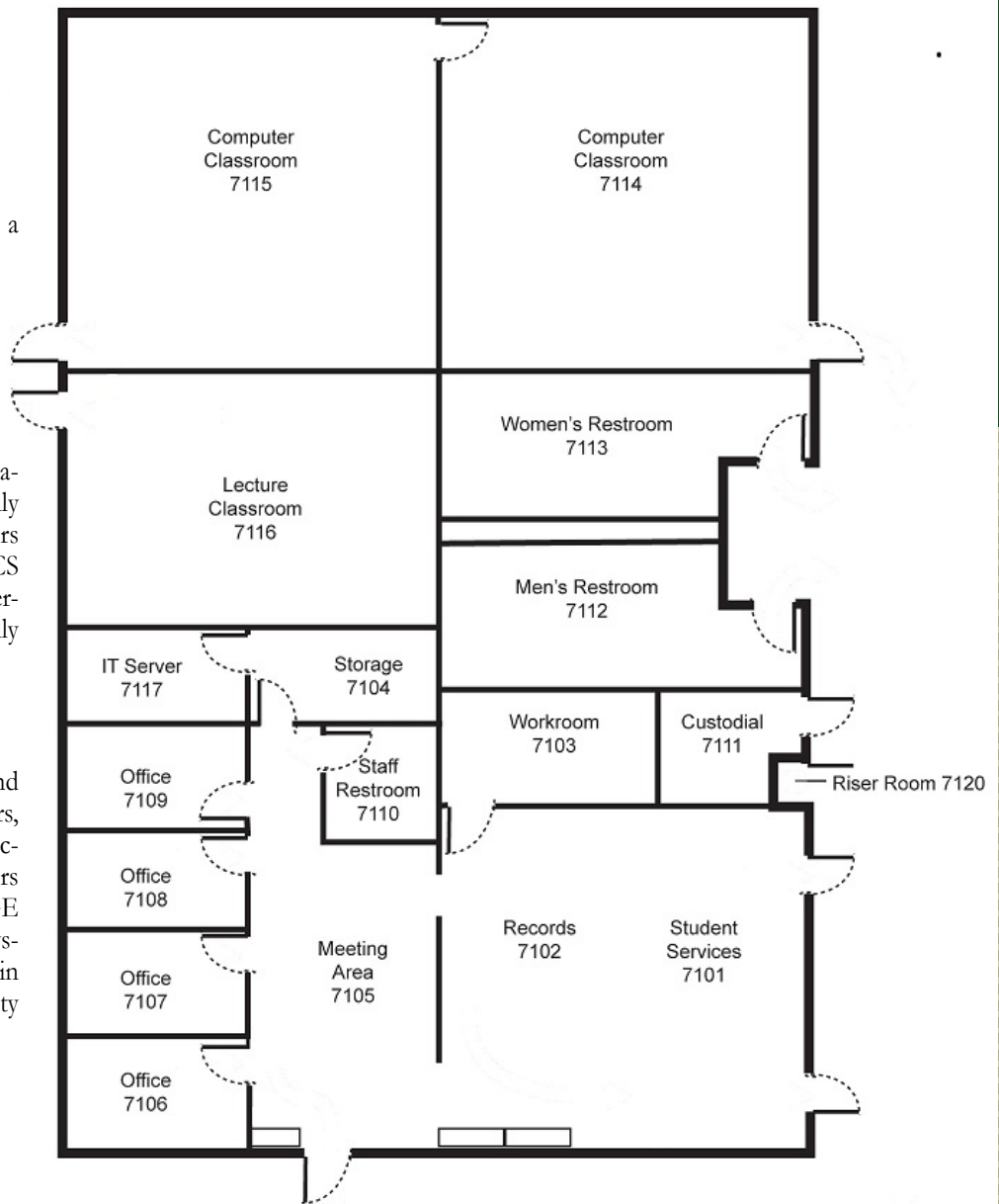
The electrical system is fed from a 1600 amp main transformer that delivers 1600 amps of 120/208, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent CFL and T-8 with motion sensors using typical switches and outlets using LCS sensors. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, corridors, and other common spaces. The system is activated by pull stations and smoke detectors and is centrally monitored by the campus GE system. The building has a fire sprinkler system in all areas along with smoke dampers in the HVAC system. The building has a security alarm system with emergency phones.

Hazmat:

None noted.



Tehama Campus - Building 7100 Average Adequacy



BUILDING

Tehama Campus 2

Facility Description:

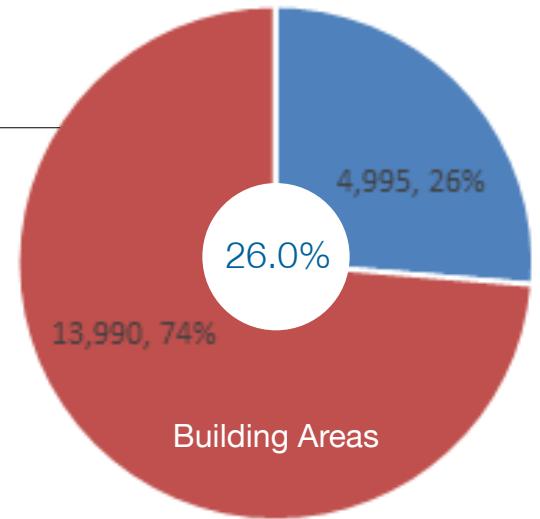
Building 7200 (Tehama Campus 2) is located at 770 Diamond Avenue in Red Bluff, CA. The one-story, 4,995-square-foot building contains classrooms, labs rooms, and offices and was originally constructed in 2009. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is a combination of wood and metal framing. The exterior walls of the building are a combination of stucco with a 48" Masonite wood-look type wainscot. The roof is metal girders with wood decking using asphalt shingles and a single ply roofing system in the mechanical areas. The main entries have aluminum storefront doors and a tinted glass aluminum window system. Service doors are a combination of flat-faced metal in metal and/or aluminum frames. The windows/infills are dual pane glass in aluminum frames that are fixed and operational units.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are T-bar drop-in ceiling tile in metal



■ This building ■ Entire campus

grid with areas using painted hard lids. Flooring in major use areas is a combination of sheet vinyl and carpet. Interior doors are wood with slab faces in metal frames. There are no restrooms in this building.

Mechanical/Plumbing:

Heating/cooling is provided by a Mammoth gas-fired 600,000 BTU package unit with 10 tons of cooling, all of 2009 vintage. The heating/cooling distribution is duct using factory-built air handling units. Additional cooling is provided by a split system for the IT room. The HVAC system is on the campus EMS. Fresh air is supplied by air handling units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Plumbing fixtures are sinks. Cold/hot water piping is copper and is original. Domestic hot water is provided by an on-demand unit.

GROSS SQUARE FEET

4,995

ASSIGNABLE
SQUARE FEET

3,710

EFFICIENCY

74.2%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

419

ROOMS

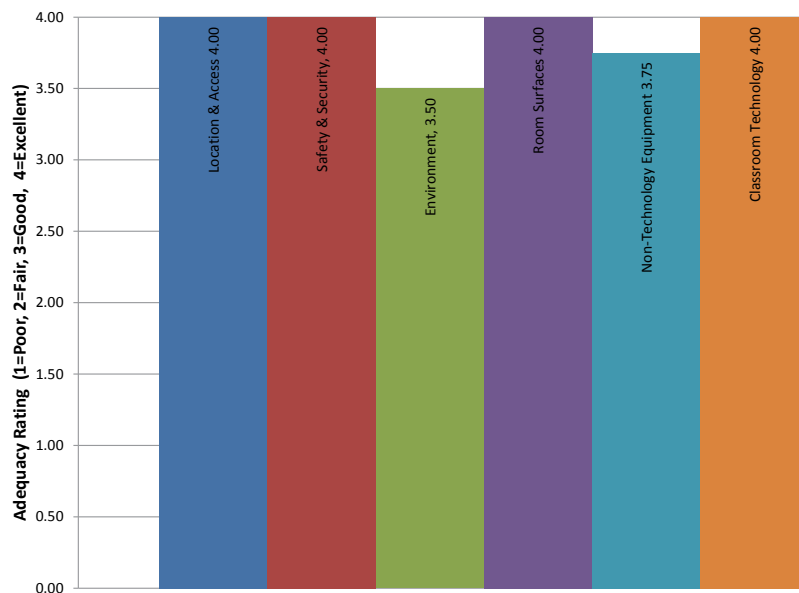
18

STATIONS

99

AGE OF BUILDING

5



Tehama Campus - Building 7200 Average Adequacy

Electrical:

The electrical system is fed from a 1600 amp main transformer that delivers 1600 amps of 277/480 V and 400 amps of 120/208, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent CFL and T-8 with motion sensors using typical switches and outlets using LCS sensors. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, corridors, and other common spaces. The system is activated by pull stations and smoke detectors and is centrally monitored by the campus GE system. The building has a fire sprinkler system in all areas along with smoke dampers in the HVAC system. The building has a security alarm system with emergency phones.

Hazmat:

None noted.





BUILDING

GROSS SQUARE FEET

4,000

ASSIGNABLE
SQUARE FEET

3,168

EFFICIENCY

79.2%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

419

ROOMS

18

STATIONS

89

AGE OF BUILDING

4

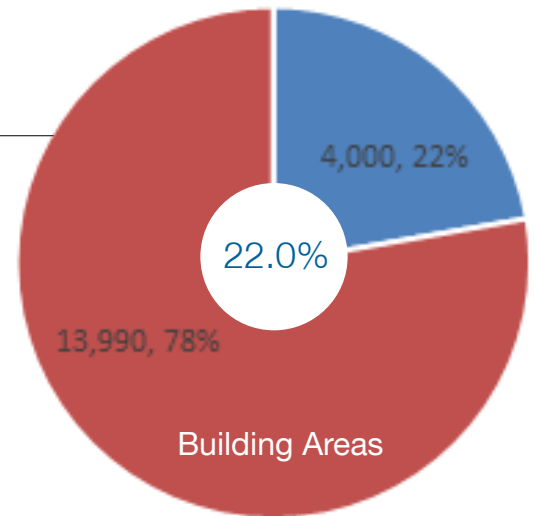
Tehama Campus 3

Facility Description:

Building 7300 (Tehama Campus 3) is located at 770 Diamond Avenue in Red Bluff, CA. The one-story, 4,000-square-foot building contains classrooms, labs rooms, and offices and was originally constructed in 2010. There have been no major remodels to date.

Structural/Exterior Closure:

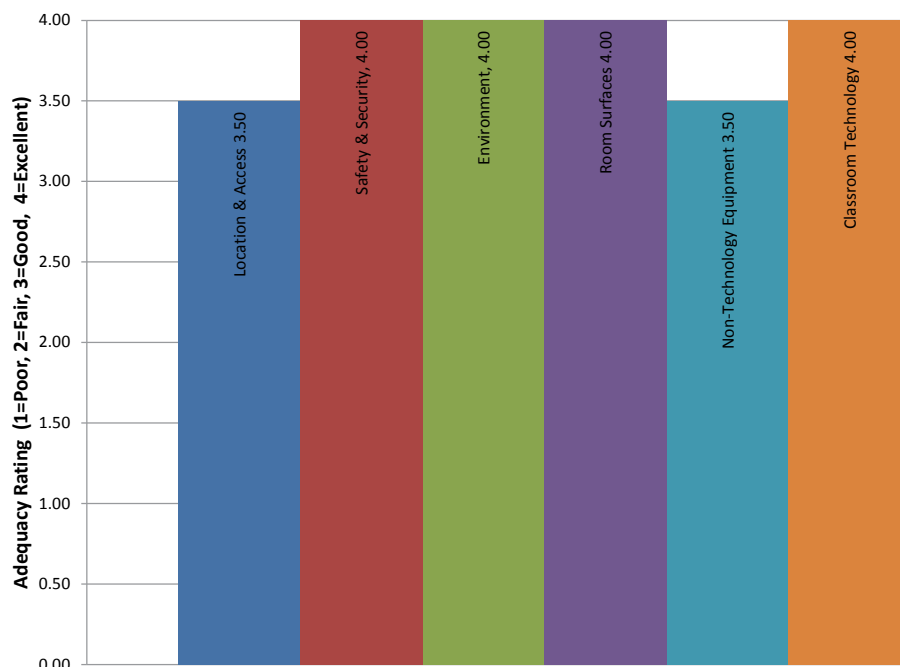
The building foundation is a reinforced concrete slab on grade with deepened perimeter and column footings. The structure is a combination of wood and metal framing. The exterior walls of the building are a combination of stucco with a 48" Masonite wood-look type wainscot. The roof is metal girders with wood decking using asphalt shingles and a single ply roofing system in the mechanical areas. The main entries have aluminum storefront doors and a tinted glass aluminum window system. Service doors are a combination of flat-faced metal in metal and or aluminum frames. The windows/infills are dual pane glass in aluminum frames that are fixed and operational units.



■ This building ■ Entire campus

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are T-bar drop-in ceiling tile in metal grid with areas using painted hard lids. Flooring in major use areas is a combination of sheet vinyl and carpet. Interior doors are wood with slab faces in metal frames. The restrooms have sheet vinyl floors with Marlite-type walls with painted gypsum ceilings.



Tehama Campus - Building 7300 Average Adequacy

Mechanical/Plumbing:

Heating/cooling is provided by a Mammoth gas-fired 600,000 BTU package unit with 10 tons of cooling, all of 2009 vintage. The heating/cooling distribution is duct using factory-built air handling units. Additional cooling is provided by a split system for the IT room. The HVAC system is on the campus EMS. Fresh air is supplied by air handling units and infiltration. Ceiling mounted exhaust fans are installed in restrooms for ventilation. Lab stations have air and gas systems with an eye shower system. Plumbing fixtures are of original type auto operation toilets and sinks with waterless urinals. Cold/hot water piping is copper and is original. Domestic hot water is provided by an on-demand gas unit.

Electrical:

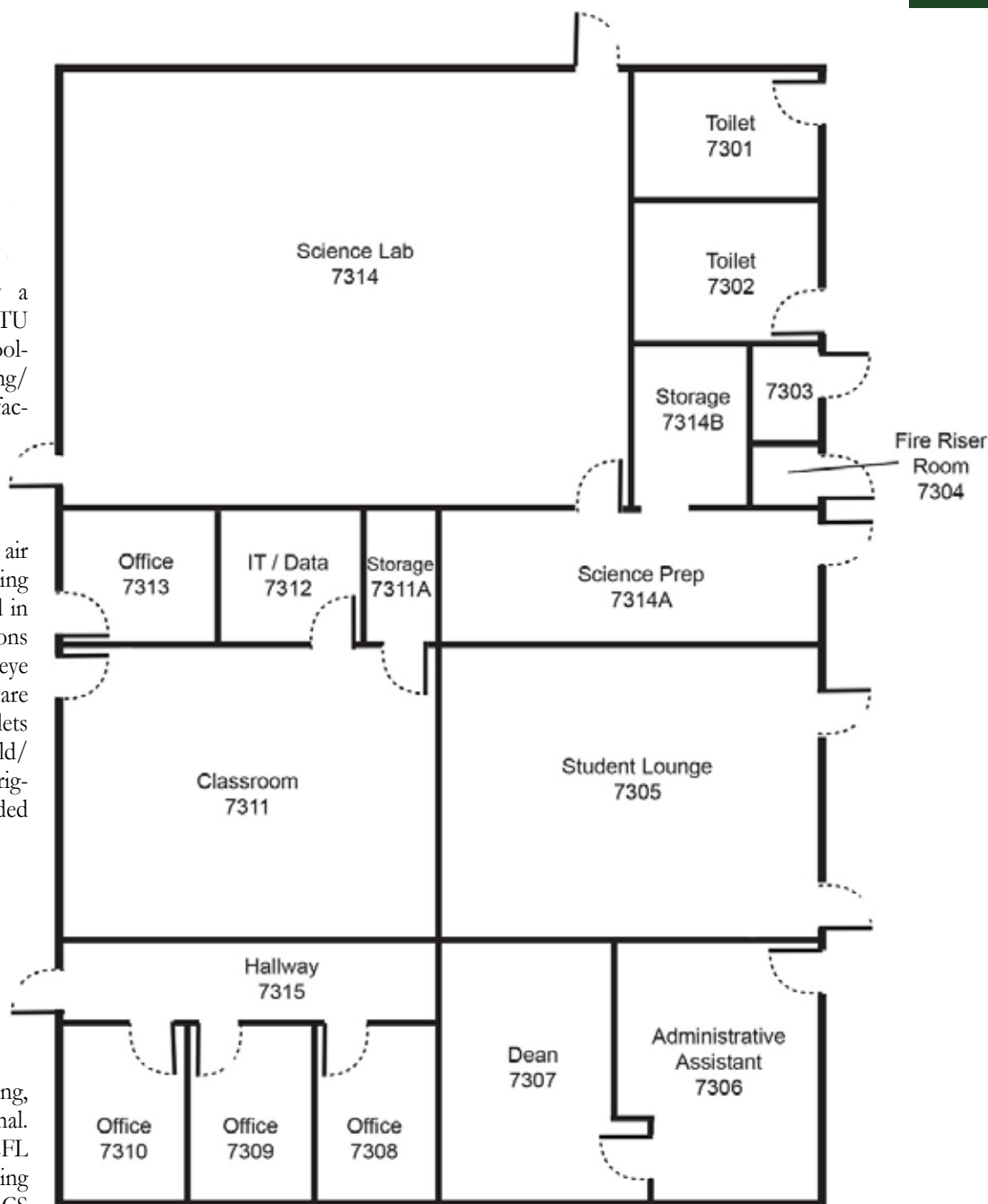
The electrical system is fed from a 1600 amp main transformer that delivers 1600 amps of 277/480 V and 600 amps of 120/208, 3 phase, 4-wire power to the facility. Panel boards, wiring, and receptacles are mostly original. Lighting is typically fluorescent CFL and T-8 with motion sensors using typical switches and outlets using LCS sensors. Emergency lights are present. Emergency exit signs are present and are typically illuminated.

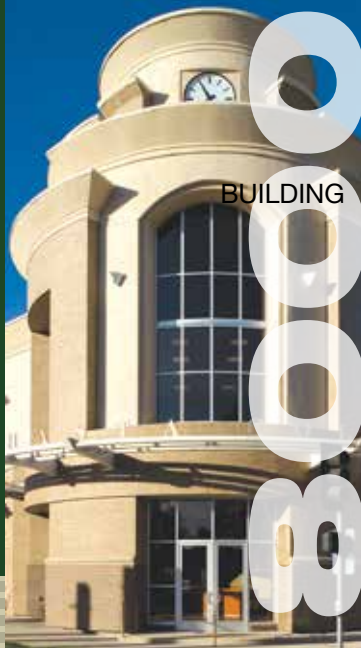
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in classrooms, corridors, and other common spaces. The system is activated by pull stations and smoke detectors and is centrally monitored by the campus GE system. The building has a fire sprinkler system in all areas along with smoke dampers in the HVAC system. The building has a security alarm system with emergency phones along with an emergency broadcast system. The lab area has fire blankets.

Hazmat:

Flammable storage.





BUILDING

GROSS SQUARE FEET

43,800

ASSIGNABLE
SQUARE FEET

30,997

EFFICIENCY

70.76%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

140

ROOMS

142

STATIONS

559

AGE OF BUILDING

7

Health Sciences & University

Facility Description:

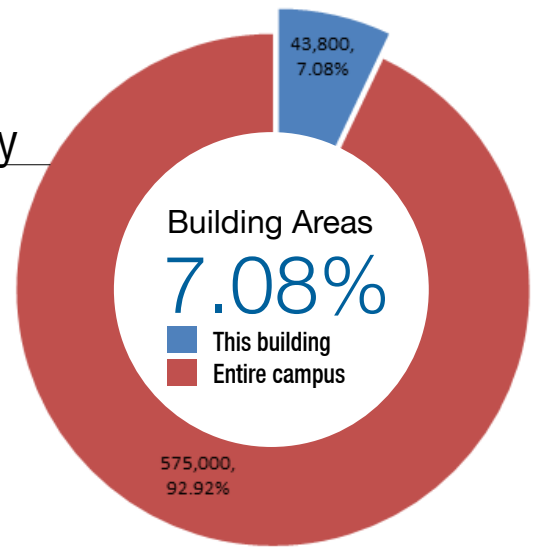
Building 8000 (Health Sciences & University Programs) is located at 1400 Market Street in Redding, CA. The two-story, 43,800-square-foot building contains classrooms, lab rooms and offices and was originally constructed in 2007. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter and footings. The structure is metal framed with pan deck on second floor with light weight concrete. The exterior walls of the building are architectural glass dual pane window walls. The roof is metal girders with metal decking with a 100 mil single ply rubber roof roofing system. The exterior walls have aluminum storefront doors and tinted glass with auto openers. Service doors are flat-faced metal in metal frames. The windows are dual pane glass in aluminum frames.

Interiors:

The partitions in the building are typically gypsum board. Walls throughout the building are painted. The ceilings are a combination of painted gypsum and drop in 2 x 4 ceiling tile in metal grid. Flooring on the first floor is sheet vinyl, carpet or VCT

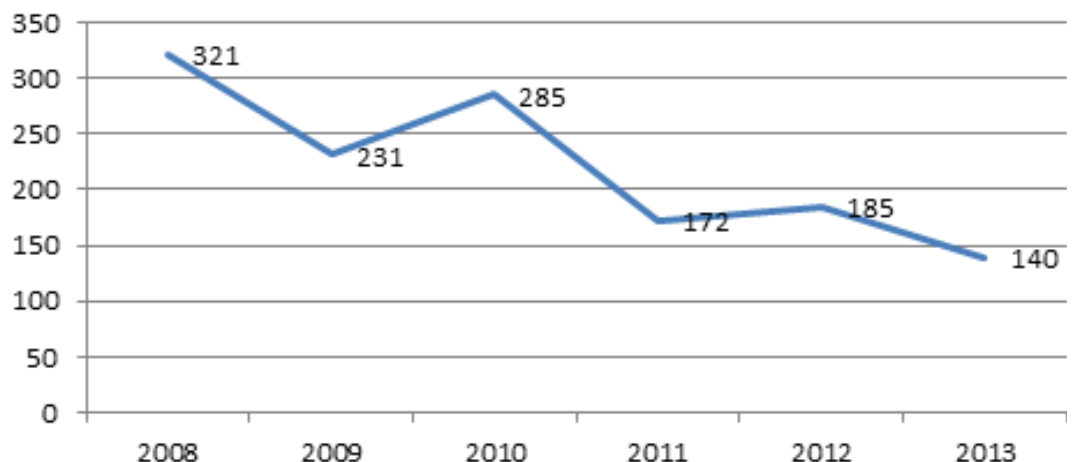


with the second floor having tile over concrete pan deck. Interior doors are wood with slab faces in metal frames. Restrooms have ceramic tile floors and full height tile walls. Toilet compartments are of wood laminate type.

Mechanical/Plumbing:

Heating is provided by a two million BTU gas-fired boiler. Cooling is supplied by a rooftop 500-ton AHU. The heating/cooling distribution system is a 4-pipe system using factory built air handling units through the buildings duct work with ceiling supplies and returns. The building has two five-horsepower circulation pumps for water distribution. Fresh air is supplied by air handling units. Roof mounted exhaust fans are installed for restroom ventilation. Plumbing fixtures are typically auto type fixtures. Cold and hot water piping is copper. Domestic hot water is provided by a 100-gallon

FTES by Year Health Science and University Center



gas-fired water heater. This building has a vacuum system and air supply for dental classrooms. Most of the building sinks are stainless steel.

Electrical:

The electrical system is fed from a pad-mounted 225 kVA transformer that delivers 120/208 V and 277/480 V, 1200 amp 3 phase, 4-wire power to the facility. Lighting is typically fluorescent CFL and T-8 with motion sensors using an LCS with typical switches and outlets. Emergency lights are present and powered by batteries. Emergency exit signs are present and are typically illuminated. This building has an emergency management system for lighting and heating and air.

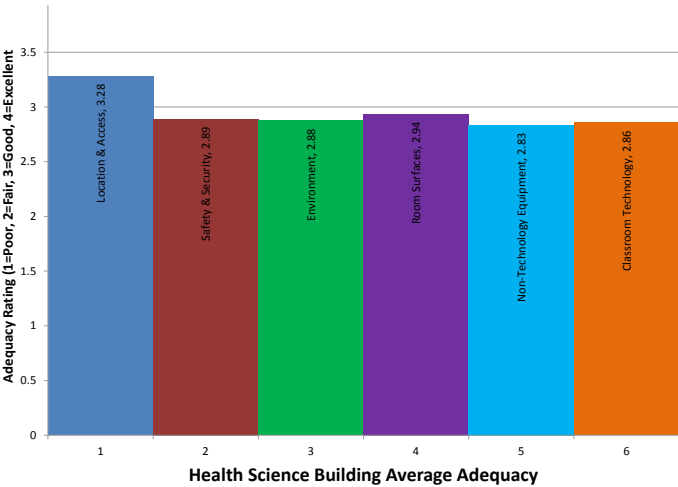
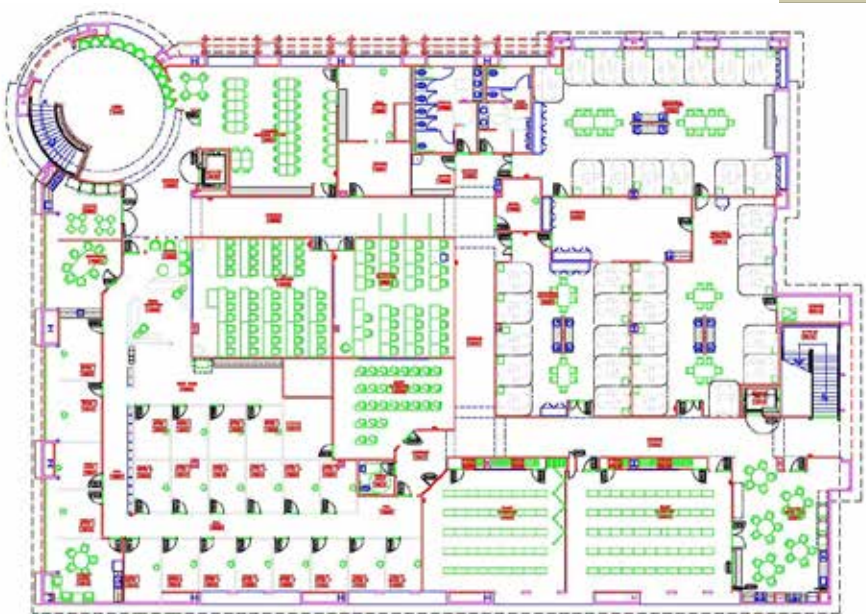
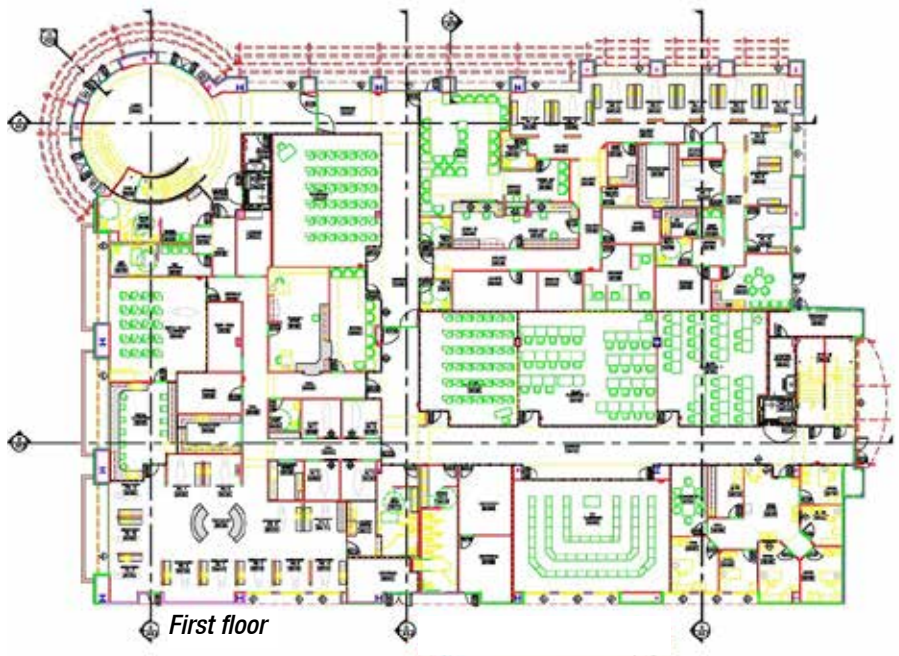
Fire Protection/Life Safety Systems:

The fire alarm system consists of audible and strobe annunciators in corridors. The system is activated by pull stations, smoke detectors and duct smoke detectors which are centrally monitored. The building has a fire sprinkler system in all areas and fire extinguishers.

This building has a video security alarm system. This building has AED and an emergency broadcast system. A gas alarm is present.

Hazmat:

X-Ray, Nitrous Oxide.



Smoking Gazebo #1

Facility Description:

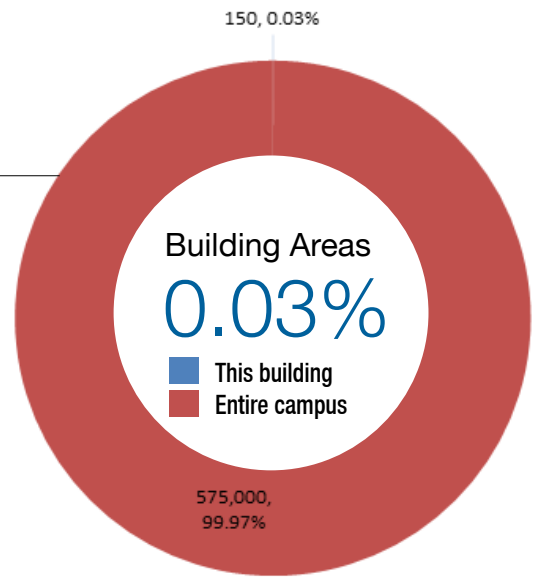
Building 8012 (Smoking Gazebo #1) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 150-square-foot building contains and was originally constructed in 1995. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter footings. The structure is wood post and wood girder frames that support a wood framed roof with wood shingles.

Interiors:

Open.



Mechanical/Plumbing:

None.

Electrical:

None.

Fire Protection/Life Safety Systems:

None.

GROSS SQUARE FEET

150

ASSIGNABLE
SQUARE FEET

150

EFFICIENCY

100%

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

19

GROSS SQUARE FEET
150

ASSIGNABLE SQUARE FEET
0

EFFICIENCY
N/A

FACILITIES CONDITION INDEX
0%

ANNUAL FTES (2013)
N/A

ROOMS
1

STATIONS
0

AGE OF BUILDING
19

Smoking Gazebo #2

Facility Description:

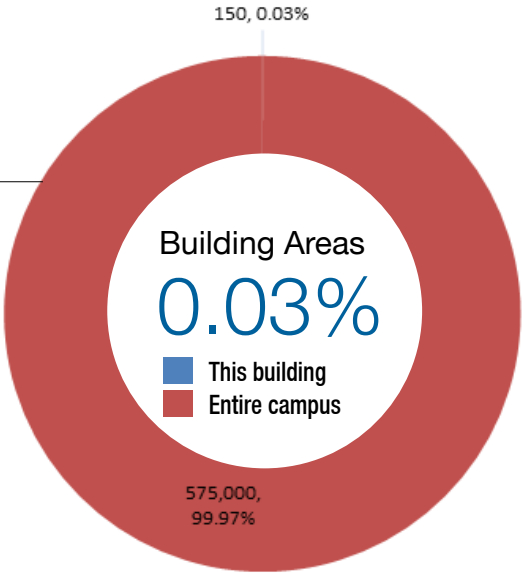
Building 8013 (Smoking Gazebo #2) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 150-square-foot building and was originally constructed in 1995. There have been no major remodels to date.

Structural/Exterior Closure:

The building foundation is a reinforced concrete slab on grade with deepened perimeter footings. The structure is metal post and wood girder frames that support a wood framed roof with wood shingles.

Interiors:

Open.



Mechanical/Plumbing:

None.

Electrical:

None.

Fire Protection/Life Safety Systems:

None.

Smoking Gazebo #3

Facility Description:

Building 8014 (Smoking Gazebo #3) is located in the west portion of the main Shasta College campus in Redding, CA. The one-story, 225-square-foot building was originally constructed in 2000. There have been no major remodels to date.

Mechanical/Plumbing:

None.

Electrical:

None.

Structural/Exterior Closure:

The building foundation is completely wood floors walls roof and roof shingles.

Fire Protection/Life Safety Systems:

None.

Interiors:

Open.

GROSS SQUARE FEET

225

ASSIGNABLE
SQUARE FEET

0

EFFICIENCY

N/A

FACILITIES
CONDITION INDEX

0%

ANNUAL FTES (2013)

N/A

ROOMS

1

STATIONS

0

AGE OF BUILDING

14

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