

PREVENTATIVE MAINTENANCE PERFORMANCE CHART
Buildings & Grounds Department

BLDGS#	ADDRESS	USER DEPT.	UNITS	DX	AHU	HP	FC	EH	FAN	WU	EP	D/H	CPU	LH	TU	HC
			UNIT TYPE #	1	2	3	4	5	6	7	8	9	10	11	12	13
			FREQ.	S	S	Q	S	A	Q	S	M	B-M	B-M	M	Q	Q
1	1 Mott Place	B&G		2					4						13	
2	2 Mott Place	B&G		2					4						11	
3	3 Mott Place	B&G		2					4			1			12	
4	206 Court House Lane	B&G		6					4							
5	5 Mott Place	B&G		5					3	2		1				
6	6 Mott place	B&G			4				1	4						
7	7 Hadley Ave	B&G		3					8	2						
8	110 Lehigh Ave, Lakewood	B&G		5					4							
9	VFW	B&G		2												
11	213 Washington Street	B&G		13		2		2	8				2			
12	44 Hadley Ave	B&G		2						7						
13	16 Madison Ave (#1)	B&G		2												
14	129 Hooper Ave (rear)	B&G		1				4								
15	129 Hooper Ave	B&G		0	1				8						74	
16	119 Hooper Ave	B&G		8				2	8						33	
17	101 Hooper Ave	B&G		2	2		92	10	12				2		8	
18	212 Washington Street	B&G							0	12						
19	120 Hooper Ave (OLD JCPX)	B&G		7	4			42	22							
19	114 Hooper Ave (NEW JAIL)	B&G		37	4		7		25				14		74	14
20	118 Washington Street	B&G		51	11	6	53	4	40	25			2		8	
22	101 Washington Street	L		2												
23	101 Washington Street	L		1	5		12	1	10				2		40	
24	125 Washington Street	B&G				14		2	7							
25	15 Hooper Ave	B&G		4					4							
27	14 Hooper Ave	B&G		1					1	1						
28	100 Water Street	B&G		3					2							
29	615 Freemont, Jackson	B&G		2				2	3							
30	152 Chestnut Street	B&G		3				1	4	5						
30A	pole barn.	B&G														
31	152 Chestnut Street	B&G		16					22	1						
31A	152 Chestnut Street	B&G														
31B	152 Chestnut Street	B&G							5							
32	152 Chestnut Street	B&G		2		1			3							
32A	152 Chestnut Street	B&G		4												
33	141 Maple Street	B&G		6					5						14	
34	141 Maple Street	B&G		2												
34A	53 Maple Street	B&G		2												
35	152 Chestnut Street	B&G						4		1						
36	155 Sunset Ave	B&G		19				12	7							
37	165 Sunset Ave	B&G		5	8				21						15	
38	175 Sunset Ave	B&G		33	1			25	16						18	
38A	175 Sunset Ave	B&G		1					1							
39	1623 Whitesville Road	B&G		3				2	6						6	
40	1959 Rte #9	B&G		3					3							
41	225 4th Street Lakewood	B&G		12				6	3		2					
42	O.C.Park 659 Rt88 Lakewood	B&G		15		1		1	4	1					11	
43	O.C.Park 659 Rt88 Lakewood	B&G							1	8						

PREVENTATIVE MAINTENANCE PERFORMANCE CHART (Cont'd)
Buildings & Grounds Department

87	Alrport Road, Berkeley	B&G						2										
88	Alrport Road, Berkeley		Operator maintances #88															
88A	Alrport Road, Berkeley		Operator maintances #88A															
89	Princeton Ave, Brick	B&G		1				6										
90	Mantoloking Rd, Mantoloking	B&G		2		1	1		1									
91	200 Volunteer Way, Waretown	B&G		7				6	5									
91A	200 Volunteer Way, Waretown	B&G		1				1	1									
91B	200 Volunteer Way, Waretown	B&G						1	2									
92	301 Lexington Ave, Lakewood	L		1	5			2	6							8		
93	O.C. Park, Rt 88 Lakewood	B&G						2	4									
94	1027 Hooper Ave, Bldg #2	B&G		5				7	1									
95	800 Towbin Ave, Lakewood	B&G		2				2	4									
96	138 Chestnut Street	B&G		9					4				2					
96A	138 Chestnut Street	B&G		1														
97	O.C. Mall, Hooper Ave	B&G		1					2									
98	2 Jackson Dr, Jackson	L		1	6		4		4							8		
99	126 Beachwood Blvd, Bchwd	L		1					6									
100	Sea Ave (Rt 35N), Pt Pl Bch	B&G		1					2									
101	Bay Ave Barnegat	B&G		2														
102	Red Oak Grove Rd, Manchester	B&G		2					2									
103	120 Lakeside Dr, Tuckerton	B&G		2					2									
104	360 Haywood Rd, Stafford	B&G		5					6									
105	379 Haywood Rd, Stafford	B&G		1					2									
106	Haywood Rd, Stafford	B&G		1				1	1									
107	379 Haywood Rd, Stafford	B&G		1					8									
109	379 Haywood Rd, Stafford	B&G		2					9									
113	379 Haywood Rd, Stafford	B&G		1					13									
114	379 Haywood Rd, Stafford	B&G		2					3									
115	333 Haywood Rd, Stafford	B&G		1					2									
116	179 So. Main St, Manahawkin	B&G		4				4	2									
116A	179 So. Main St, Manahawkin	B&G		3						1								
117	379 Haywood Rd, Stafford	B&G		1														
118	379 Haywood Rd, Stafford	B&G		2														
119	Ridgeway Blvd, Manahawkin	B&G		2														
120	150 Cedar Run Dock Rd West Creek	B&G		2														
121	Bob Court Lane, Lacey	B&G		2														
122	255 Mantoloking Road, Brick	B&G		2														
123	30 Don Conner Blvd, Jackson	B&G		2														
124	2820 Ridgeway Blvd, Manchester	B&G		2					14									
124A	2820 Ridgeway Blvd, Manchester	B&G							3									
124B	2820 Ridgeway Blvd, Manchester	B&G																
124C	2820 Ridgeway Blvd, Manchester	B&G																
124D	2820 Ridgeway Blvd, Manchester	B&G																
124E	2820 Ridgeway Blvd, Manchester	B&G							1									
B&G			430	36	26	153	165	441	91	4	3	25	4	303	14			
LIBR.			47	34	0	19	21	69	1	0	0	2	0	79				

Buildings & Grounds

PRO-ACTIVE INSPECTION & PREVENTATIVE MAINTENANCE SCHEDULE

Unit Equipment Type

Type of Service by Month

28-Jan	Feb	Mar	28-Apr	May	Jun	28-Jul	Aug	28-Sep	21-Oct	Nov	Dec
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1. HVAC (DX) Systems (see note:) NUMBER OF UNITS TO BE SERVICED	A1,A4 432	A2,A3 ,A4 65	A3,A4 12	A, A2,A4 485	A3,A4 12	A2,A3 ,A4 65	A1,A4 432	A2,A3 ,A4 65	A3,A4 12	A, A2,A4 485	A3,A4 12	A2,A 4 55
2. HVAC (Chill Water) (see note:) NUMBER OF UNITS TO BE SERVICED	B1, B2 33	B2 5	B2 5	B, B2 41	B2 5	B2 5	B1, B2 33	B2 5	B2 5	B, B2 41	B2 5	B2 5
3. Heat Pumps NUMBER OF UNITS TO BE SERVICED	C 26			C 26			C 26			C 26		
4. Fan Coil Units NUMBER OF UNITS TO BE SERVICED	D1 153			D 153			D1 153			D 153		
5. Electric Heaters NUMBER OF UNITS TO BE SERVICED									E 165			
6. Fans (Supply/Return) Kitchen Hood, Air to Air, Laundry Fans NUMBER OF UNITS TO BE SERVICED	F 441			F 441			F 441			F 441		
7. Window AC Units NUMBER OF UNITS TO BE SERVICED				G 91					G 91			
8. Electrostatic Precipitator Units NUMBER OF UNITS TO BE SERVICED	H 8	H 8	H 8	H 8	H 8	H 8	H 8	H 8	H 8	H 8	H 8	H 8
9. Humidifiers/Dehumidifiers NUMBER OF UNITS TO BE SERVICED	I 3		I 3		I 3		I 3		I 3		I 3	
10. Eleven Computer Room Units NUMBER OF UNITS TO BE SERVICED	J 25		J 25		J 25		J 25		J 25		J 25	
11. Lab Hoods NUMBER OF UNITS TO BE SERVICED	K 4	K1 4	K 4	K1 4	K 4	K1 4	K 4	K1 4	K 4	K1 4	K 4	K1 4
12. Terminal Unit Boxes NUMBER OF UNITS TO BE SERVICED	L 303			L 303			L 303			L 303		
13. Humidifier Canisters NUMBER OF UNITS TO BE SERVICED		M 14			M 14			M 14			M 14	

PREVENTIVE MAINTENANCE PERFORMANCE CHART

Parks Department

BLDGS #	ADDRESS	COST CODES	FREQUENCY	UNITS	DX
					1
				UNIT TYPE #	1
P105	Freedom Fields County Park	PARKS	Annual		1
P124	Jakes Branch Cty Pk Nature Center	PARKS	Annual		4
P50	Parks Administration Office	PARKS	Annual		3
				TOTAL:	8

ITEM 13A & 13B

SECTION 1 - MAINTENANCE WORK - PRO-ACTIVE INSPECTIONS & PREVENTIVE MAINTENANCE

BUILDINGS & GROUNDS - LABOR RATES & QUANTITIES

TABLE IS TO SHOW HOW THE HOURS ARE DERIVED

UNIT TYPE	1					2			3	4		5	6	7	8	9	10	11		12	13
SERVICE CLASS	A	A1	A2	A3	A4	B	B1	B2	C	D	D1	E	F	G	H	I	J	K	K1	L	M
ESTIMATED # OF UNITS PER CLASS	430	37	53	10	2	36	28	5	26	15	15	16	44								
% OF TIME LABOR (MECHANIC VS. HELPER LEVEL)	M 80%	20%	50%	20%	50%	80%	20%	50%	80%	50%	20%	50%	50%	20%	50%	50%	100%	100%	100%	100%	100%
	H 20%	80%	50%	80%	50%	20%	80%	50%	20%	50%	80%	50%	50%	80%	50%	50%	0%	0%	0%	0%	0%
AVERAGE MINUTES PER UNIT TYPE	120	60	120	60	120	120	60	120	90	90	60	60	60	30	120	30	120	60	60	30	360
MECHANIC MINUTES	96	12	60	12	60	96	12	60	72	45	12	30	30	6	60	15	120	60	60	30	360
HELPER MINUTES	24	48	60	48	60	24	48	60	18	45	48	30	30	24	60	15	0	0	0	0	0
HOURS PER CLASS PER INSPECTION	M 688	76	53	2	2	58	6	5	31	115	31	83	221	9	8	1	50	4	4	152	84
	H 172	302	53	8	2	14	22	5	8	115	122	83	221	36	8	1	0	0	0	0	0
SCH. FREQ	SA	SA	BM	8	**	SA	SA	M	Q	SA	SA	A	Q	SA	M	BM	BM	BM	BM	Q	Q
MULTIPLICATION FACTOR	2	2	6	8	20	2	2	12	4	2	2	1	4	2	12	6	6	6	6	4	4
TOTAL HRS. PER CLASS PER YEAR	M 1376	151	318	16	40	115	11	60	125	230	61	83	882	18	96	5	300	24	24	606	336
	H 344	605	318	64	40	29	45	60	31	230	245	83	882	73	96	5	0	0	0	0	0
AVERAGE HOURS BY LABOR RATE *	M	** 20 Bi-Weekly + 4 services within A & A1 = 24 in 1-yr																			
	H	* Not to Exceed without written prior advisement																			

ITEM #'S 29A & 29B

PARKS DEPARTMENT

TABLE IS TO SHOW HOW THE HOURS ARE DERIVED

UNIT TYPE	1		5		6
SERVICE CLASS	A		A1	E	F
ESTIMATED # OF UNITS PER CLASS	37		37	21	1
% OF TIME LABOR (MECHANIC VS. HELPER LEVEL)	M	80%	20%	50%	50%
	H	20%	80%	50%	50%
AVERAGE MINUTES PER UNIT TYPE	120		60	60	60
MECHANIC MINUTES	96		12	30	30
HELPER MINUTES	24		48	30	30
HOURS PER CLASS PER INSPECTION	M	59	7	11	1
	H	15	30	11	1
SCH. FREQ	SA		SA	A	Q
MULTIPLICATION FACTOR	2		2	1	4
TOTAL HRS. PER CLASS PER YEAR	M	118	15	11	2
	H	30	59	11	2
AVERAGE HOURS BY LABOR RATE *	M	146	* Not to Exceed without written prior advisement		
	H	101			

ITEM #'S 43A & 43B

LIBRARIES

TABLE IS TO SHOW HOW THE HOURS ARE DERIVED

UNIT TYPE	1			2		4		5	6	7	10	12		
	A	A1		B	B1	D	D1	E	F	G	J	L		
ESTIMATED # OF UNITS PER CLASS	46	46		29	29	19	19	21	65	1	2	73		
% OF TIME LABOR (MECHANIC VS. HELPER LEVEL)	M	80%	20%	80%	20%	50%	20%	50%	50%	20%	100%	100%		
	H	20%	80%	20%	80%	50%	80%	50%	50%	80%	0%	0%		
AVERAGE MINUTES PER UNIT TYPE	120	60		120	60	90	60	60	60	30	120	30		
MECHANIC MINUTES	96	12		96	12	45	12	30	30	6	120	30		
HELPER MINUTES	24	48		24	48	45	48	30	30	24	0	0		
HOURS PER CLASS PER INSPECTION	M	74	9	46	6	14	4	11	33	0	4	37		
	H	18	37	12	23	14	15	11	33	0	0	0		
SCH. FREQ	SA	SA		SA	SA	SA	SA	A	Q	SA	BM	Q		
MULTIPLICATION FACTOR	2	2		2	2	2	2	1	4	2	6	4		
TOTAL HRS. PER CLASS PER YEAR	M	147	18	93	12	29	8	11	130	0	24	146		
	H	37	74	23	46	29	30	11	130	1	0	0		
AVERAGE HOURS BY LABOR RATE*	M	617		* Not to Exceed without written prior advisement										
	H	380												