

State of Nevada
Department of Wildlife

WINNEMUCCA SITE

705 East 4th Street
Winnemucca, Nevada 89445

Site Number: 9909

STATE OF NEVADA PUBLIC WORKS DIVISION FACILITY CONDITION ANALYSIS



Report distributed in January 2022

State of Nevada
Department of Wildlife

The Facility Condition Analysis Program was created under the authority found in NRS 341.128. The State Public Works Division develops this report using cost estimates based on contractor pricing which includes materials, labor, location factors and profit and overhead. The costs of project design, management, special testing and inspections, inflation and permitting fees are not included. Cost estimates are derived from the R.S. Means Cost Estimating Guide and from comparable construction costs of projects completed by SPWD project managers.

The deficiencies outlined in this report were noted from a visual survey. This report does not address routine maintenance needs. Recommended projects do not include telecommunications, furniture, window treatments, space change, program issues, or costs that could not be identified or determined from the survey and available building information. If there are buildings without projects listed, this indicates that only routine maintenance needs were found. This report considers probable facility needs for a 10 year planning cycle.

This report is not a guarantee of funding and should not be used for budgeting purposes. This report is a planning level document for agencies and State Public Works Division to assess the needs of the Building and/or Site and to help support future requests for ADA upgrades / renovations, Capital Improvement Projects, and maintenance. The final scope and estimate of any budget request should be developed by a qualified individual. Actual project costs will vary from those proposed in this report when the final scope and budget are developed.

Establishing a Facility Condition Needs Index (FCNI) for each building

The FCA reports identify maintenance items and establish construction cost estimates. These costs are summarized at the end of the report and noted as construction costs per square foot. A FCNI is commonly used by facility managers to make a judgment whether to recommend whole replacement of facilities, rather than expending resources on major repairs and improvements. The FCNI is a ratio between the proposed facility upgrade costs and facility replacement costs (FRC). Those buildings with indices greater than .50 or 50% are recommended to be considered for complete replacement.

Class Definitions

PRIORITY CLASS 1 - Currently Critical (Immediate to Two Years)

Projects in this category require immediate action to return a facility to normal operation, stop accelerated deterioration, correct a fire/life safety hazard, or correct an ADA requirement.

PRIORITY CLASS 2 - Necessary - Not Yet Critical (Two to Four Years)

Projects in this category include conditions requiring appropriate attention to preclude predictable deterioration or potential downtime and the associated damage or higher costs if deferred further.

PRIORITY CLASS 3 - (Four to Ten Years)

Projects in this category include items that represent a sensible improvement to existing conditions. These items are not required for the most basic function of a facility; however, Priority 3 projects will either improve overall usability and/or reduce long-term maintenance.

Site number: 9909

Facility Condition Needs Index Report

| Index # | Building Name | Sq. Feet | Yr. Built | Survey Date | Cost to Repair: P1 | Cost to Repair: P2 | Cost to Repair: P3 | Total Cost to Repair | Cost to Replace | FCNI |
|---------------------|---------------------------------|----------|-----------|-------------|--------------------|--------------------|--------------------|----------------------|-----------------|------|
| 2446 | NDOW GAS STORAGE | 512 | 0 | 6/18/2020 | \$27,600 | \$2,560 | \$0 | \$30,160 | \$25,600 | 118% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2436 | NDOW LEAN-TO STORAGE | 5596 | 1955 | 6/18/2020 | \$0 | \$170,280 | \$0 | \$170,280 | \$223,800 | 76% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2439 | NDOW DRY STORAGE QUONSET | 1640 | 1961 | 6/18/2020 | \$500 | \$57,500 | \$0 | \$58,000 | \$82,000 | 71% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2445 | NDOW SHOP | 1260 | 1984 | 6/18/2020 | \$21,200 | \$12,200 | \$2,600 | \$36,000 | \$126,000 | 29% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2447 | QUONSET STORAGE | 1120 | 1957 | 6/18/2020 | \$0 | \$0 | \$14,000 | \$14,000 | \$60,000 | 23% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2443 | NDOT EAST OFFICE BLDG | 1660 | 0 | 6/18/2020 | \$35,600 | \$37,500 | \$33,200 | \$106,300 | \$581,000 | 18% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2433 | WINNEMUCCA MAIN OFFICE BUILDING | 7900 | 1964 | 6/18/2020 | \$16,900 | \$51,400 | \$79,000 | \$147,300 | \$2,173,000 | 7% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2444 | NDOW OFFICE (VACANT) | 1440 | 0 | 6/18/2020 | \$0 | \$14,400 | \$0 | \$14,400 | \$252,000 | 6% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 9909 | WINNEMUCCA SITE | | 0 | 6/18/2020 | \$0 | \$85,000 | \$65,800 | \$150,800 | | 0% |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2442 | NDOT EAST LAB TRAILER | 400 | 1988 | 6/18/2020 | \$0 | \$0 | \$0 | | \$200,000 | |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2441 | NDOT EAST STORAGE 2 | 96 | 0 | 6/18/2020 | \$0 | \$0 | \$0 | | \$19,200 | |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| 2440 | NDOT EAST STORAGE 1 | 128 | 0 | 6/18/2020 | \$0 | \$0 | \$0 | | \$25,600 | |
| | 705 East 4th St. | | | | | | | | | |
| | Winnemucca | | | | | | | | | |
| Report Totals.....: | | 21,752 | | | \$101,800 | \$430,840 | \$194,600 | \$727,240 | \$3,768,200 | 19% |

Acronyms List

| Acronym | Definition |
|---|--|
| <i>Building Codes, Laws, Regulations and Guidelines</i> | |
| AHJ | Authority Having Jurisdiction |
| AWWA | American Water Works Association |
| HVAC | Heating, Ventilating & Air Conditioning |
| IBC | International Building Code |
| ICC | International Code Council |
| IEBC | International Existing Building Code |
| IECC | International Energy Conservation Code |
| IFC | International Fire Code |
| IFGC | International Fuel Gas Code |
| IRC | International Residential Code |
| NFPA | National Fire Protection Association |
| NEC | National Electrical Code |
| OSHA | Occupational Safety and Health Administration |
| SAD | Standards for Accessible Design |
| SMACNA | Sheet Metal and Air Conditioning Contractors National Association |
| UMC | Uniform Mechanical Code |
| UPC | Uniform Plumbing Code |
| <i>State of Nevada</i> | |
| CIP | Capital Improvement Project |
| FCA | Facility Condition Analysis |
| FCNI | Facility Condition Needs Index |
| FRC | Facility Replacement Cost |
| NAC | Nevada Administrative Code |
| NDEP | Nevada Department of Environmental Protection |
| NRS | Nevada Revised Statutes |
| SFM | State Fire Marshal |
| SHPO | State Historic Preservation Office |
| SPWD | State Public Works Division |
| <i>Miscellaneous</i> | |
| DDC | Direct Digital Controls |
| FRP | Fiberglass Reinforced Plastic |
| GFCI | Ground Fault Circuit Interrupter |
| LED | Light Emitting Diode |
| PRV | Pressure Regulating Valve |
| TDD | Telecommunications Device for the Deaf |
| VCT | Vinyl Composite Tile |
| | |

This is a generic acronym list of commonly used terms throughout the Facility Condition Analysis report.

SPWD Facility Condition Analysis

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| NDOW SHOP | 2445 | |
| NDOW OFFICE (VACANT) | 2444 | |
| NDOT EAST OFFICE BLDG | 2443 | |
| NDOT EAST LAB TRAILER | 2442 | No Current Projects |
| NDOT EAST STORAGE 2 | 2441 | No Current Projects |
| NDOT EAST STORAGE 1 | 2440 | No Current Projects |
| NDOW DRY STORAGE QUONSET | 2439 | |
| NDOW LEAN-TO STORAGE | 2436 | |
| WINNEMUCCA MAIN OFFICE BUILDING | 2433 | |

WINNEMUCCA SITE

SPWD Facility Condition Analysis - 9909

Survey Date: 6/18/2020

**WINNEMUCCA SITE
BUILDING REPORT**

The Winnemucca site is located at 705 E. 4th St. and occupies about 6 acres. The site is occupied by the Department of Wildlife, Department of Water Resources, and Department of Transportation. Previously, Job Opportunities in Nevada (JOIN) also had offices at the site. They have vacated the site and NDOW relocated from the NDOW office building located on the northeast end of the site and moved into the main building space previously occupied by JOIN. The site is mostly gravel with paved parking areas for the main building occupied by NDOW, NDWR, and NDOT. Both the main building and the old NDOW buildings have ADA accessible parking and a route of travel into each building. The majority of the site is gravel and provides space for the ancillary buildings on the site as well as equipment storage. It is fully fenced and the site is served by NV Energy for electrical service, natural gas, city water with backflow prevention and city sewer.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$85,000****Necessary - Not Yet Critical****Two to Four Years****CHAIN LINK FENCE REPLACEMENT****Project Index #: 9909SIT6****Construction Cost \$70,000**

Portions of the chain link fencing around the site have failed and some portions are in need of substantial repair. This project recommends the installation of a 6 foot high, 6 gauge wire perimeter chain link fence to replace the existing fence with two 14' wide gates with hardware. The cost estimate also includes demolition and disposal of the existing fence. This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

CONCRETE APRON REPLACEMENT**Project Index #: 9909SIT7****Construction Cost \$15,000**

The concrete entrances to the parking lot of the Winnemucca Main Office Building has extensive cracking and spalling and is due for replacement. This project would provide for the installation of a new concrete slab-on-grade driveway at the entrances to the parking lot. Removal and disposal of the existing concrete is included in this estimate. This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 3 PROJECTS**Total Construction Cost for Priority 3 Projects: \$65,800****Long-Term Needs****Four to Ten Years****EXTERIOR SITE LIGHTING REPLACEMENT****Project Index #: 9909ENR1****Construction Cost \$3,000**

The site lighting uses old style mercury lamps. It is recommended that these light fixtures be replaced with new, LED light fixtures to improve lighting and efficiency. This project would provide for the replacement of the existing light fixtures with new LED light fixtures and lamps, using existing wiring and poles.

SLURRY SEAL ASPHALT PAVING**Project Index #: 9909SIT5****Construction Cost \$62,800**

It is important to maintain the asphalt concrete paving for the site parking lots. This project would provide for minor crack filling and slurry sealing of the paving. Striping is included in this estimate. This project should be scheduled on a 5 year cyclical basis to maintain the integrity of the paving and prevent premature failure. 40,000 square feet of asphalt area was used to generate this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | |
|-------------------|-----------|
| Priority Class 1: | \$0 |
| Priority Class 2: | \$85,000 |
| Priority Class 3: | \$65,800 |
| Grand Total: | \$150,800 |

QUONSET STORAGE

SPWD Facility Condition Analysis - 2447

Survey Date: 6/18/2020

QUONSET STORAGE**BUILDING REPORT**

This building is a Quonset Hut style structure with a sliding barn door. The building is currently leased to Humboldt County from State Lands for storage. Due to the cost of repair, consideration should be given to demolish and replacement.

PRIORITY CLASS 3 PROJECTS**Total Construction Cost for Priority 3 Projects: \$14,000****Long-Term Needs****Four to Ten Years****Project Index #: 2447EXT2****DEMOLISH STRUCTURE****Construction Cost \$14,000**

The structure is dilapidated and deteriorating and has reached the end of its useful life. The structure is over 50 years of age, has had continuous roof leaks. This project would provide funding for the demolition and disposal of the building.

BUILDING INFORMATION:

| | |
|---|---|
| Gross Area (square feet): 1,120 | IBC Occupancy Type 1: 100 % S-1 |
| Year Constructed: 1957 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 100 % Metal Siding | Construction Type: Steel Quonset Structure |
| Exterior Finish 2: 0 % | IBC Construction Type: III-B |
| Number of Levels (Floors): 1 Basement? No | Percent Fire Suppressed: 0 % |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | | | |
|--------------------------|-----------------|--|-----------------|
| Priority Class 1: | \$0 | Project Construction Cost per Square Foot: | \$12.50 |
| Priority Class 2: | \$0 | Total Facility Replacement Construction Cost: | \$60,000 |
| Priority Class 3: | \$14,000 | Facility Replacement Cost per Square Foot: | \$54 |
| Grand Total: | \$14,000 | FCNI: | 23% |

NDOW GAS STORAGE

SPWD Facility Condition Analysis - 2446

Survey Date: 6/18/2020

**NDOW GAS STORAGE
BUILDING REPORT**

The NDOW Gas Storage building is a wood framed structure with a corrugated metal roofing system on a concrete foundation. Half of the structure is enclosed while the other is open on two sides and is located north of the NDOW Office.

PRIORITY CLASS 1 PROJECTS**Total Construction Cost for Priority 1 Projects: \$27,600****Currently Critical****Immediate to Two Years****Project Index #: 2446ENV1****PROVIDE HAZARDOUS MATERIALS CONTAINMENT****Construction Cost \$18,000**

At the time of the survey, there were oil drums stored on bare dirt next to the building as well as cans of pesticide and gas cans stored in the same area. This does not meet OSHA standards for proper storage containment. The oil drums should be stored on OSHA approved drum spill pallets and placed on a concrete slab in order to protect the environment from spills or leaks. This project will provide for purchasing four OSHA approved drum spill pallets capable of storing four drums each and purchasing an OSHA approved storage cabinet for miscellaneous items such as the gas cans. According to OSHA 1910.106 (d), a proper storage container shall be provided for flammable or combustible liquids in drums or other containers (including flammable aerosols) not exceeding 60 gallons individual capacity and those portable tanks not exceeding 660 gallons individual capacity.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

Project Index #: 2446EXT2**ROOF REPLACEMENT****Construction Cost \$9,600**

The corrugated metal roof on this building was in poor condition at the time of the survey and staff reported that there are active leaks. It is recommended that this building be re-roofed in the next 1-2 years with a standing seam metal roofing system. This estimate includes removal and disposal of the old roof.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$2,560****Necessary - Not Yet Critical****Two to Four Years****Project Index #: 2446EXT1****EXTERIOR FINISHES****Construction Cost \$2,560**

The exterior finishes are in poor condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is sanding, priming and painting, and caulking of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be painted in the next 2 -3 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

BUILDING INFORMATION:

| | | | |
|----------------------------|---------------------------|-------------------------|-------------|
| Gross Area (square feet): | 512 | IBC Occupancy Type 1: | 100 % S-1 |
| Year Constructed: | 0 | IBC Occupancy Type 2: | 0 % |
| Exterior Finish 1: | 100 % Painted Wood Siding | Construction Type: | Wood Framed |
| Exterior Finish 2: | 0 % | IBC Construction Type: | V-B |
| Number of Levels (Floors): | 1 | Percent Fire Supressed: | 0 % |
| Basement? | No | | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | | | |
|-------------------|----------|---|----------|
| Priority Class 1: | \$27,600 | Project Construction Cost per Square Foot: | \$58.91 |
| Priority Class 2: | \$2,560 | Total Facility Replacement Construction Cost: | \$26,000 |
| Priority Class 3: | \$0 | Facility Replacement Cost per Square Foot: | \$50 |
| Grand Total: | \$30,160 | FCNI: | 116% |

NDOW SHOP

SPWD Facility Condition Analysis - 2445

Survey Date: 6/18/2020

**NDOW SHOP
BUILDING REPORT**

The building is a pre-engineered building with embedded rails for accommodating tracked vehicles. There is a wash rack facility adjacent to the building on the north side. A drain sump in the building drains to the wash rack trench drain, which is plugged so that it cannot drain to the municipal sewer system. The wash rack has a sand trap built into the trench drain, but no oil water separation. The interior has a unisex restroom and a ceiling hung gas fired heater.

PRIORITY CLASS 1 PROJECTS**Total Construction Cost for Priority 1 Projects: \$21,200****Currently Critical****Immediate to Two Years****EXIT SIGN AND EGRESS LIGHTING INSTALLATION****Project Index #: 2445SFT2****Construction Cost \$3,200**

The building does not have any emergency lighting and the exit signs do not meet current standards. This project would provide for the purchase and installation of self-illuminated or LED style exit signs with battery-backed internal systems as well as emergency egress lighting to provide illumination along the egress route. IBC - 2006 Chapter 10 was referenced for this project.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

OIL WATER SEPARATOR INSTALLATION**Project Index #: 2445ENV1****Construction Cost \$18,000**

The existing wash facility adjacent to the maintenance shop currently has a plugged drain and does not have an oil water separator. It is recommended that an oil water separator be installed and the drain restored to bring the wash rack back to full operational capability. Additionally, a backflow preventer should be installed on the wash rack supply line. The estimate is based on work and materials to unplug the drain, to install a 3/4" backflow preventer, and to install a 50 GPM steel oil interceptor.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$12,200****Necessary - Not Yet Critical****Two to Four Years****EXTERIOR DOOR REPAIRS****Project Index #: 2445EXT2****Construction Cost \$4,000**

The two exterior metal man doors are damaged from age, general wear and tear, and are due for repairs. This project would provide for painting the doors and replacing the weather seals to maintain the doors in good working condition.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

LIGHTING UPGRADE**Project Index #: 2445ENR1****Construction Cost \$3,200**

The existing lighting fixtures are the older fluorescent type, and are not energy efficient. This project will upgrade the fixtures to higher efficiency units with a longer life cycle. F28 T-8 lamps with electronic ballasts are suggested.

Occupancy sensors will be installed in restrooms, closets, and other low occupancy areas for additional savings. Any electrical wiring upgrades are not included in this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

RESTROOM REMODEL

Project Index #: 2445INT1
Construction Cost \$5,000

The restroom fixtures and finishes are in disrepair from general wear and tear, and should be scheduled for replacement. This project would provide for a complete remodel of the restroom including fixtures, hardware, floor, and wall finishes. This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 3 PROJECTS

Total Construction Cost for Priority 3 Projects: \$2,600

Long-Term Needs**Four to Ten Years****EXTERIOR FINISHES**

Project Index #: 2445EXT1
Construction Cost \$1,400

The exterior finishes are in good condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is the caulking and sealing of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be caulked and sealed in the next 7 - 8 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

WATER HEATER REPLACEMENT

Project Index #: 2445PLM1
Construction Cost \$1,200

There is a 10 gallon water heater in the building. The average life span of a water heater is eight to ten years. With the passage of time and constant use, this unit is showing signs of wear and should be scheduled for replacement in the next 4-5 years. It is recommended that a new natural gas fired water heater be installed. Removal and disposal of the existing equipment is included in this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

BUILDING INFORMATION:

| | |
|--|---|
| Gross Area (square feet): 1,260 | IBC Occupancy Type 1: 100 % S-1 |
| Year Constructed: 1984 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 100 % Metal Siding | Construction Type: Engineered Steel Building |
| Exterior Finish 2: 0 % | IBC Construction Type: III-B |
| Number of Levels (Floors): 1 | Percent Fire Suppressed: 0 % |
| Basement? No | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | |
|-----------------------------------|--|
| Priority Class 1: \$21,200 | Project Construction Cost per Square Foot: \$28.57 |
| Priority Class 2: \$12,200 | Total Facility Replacement Construction Cost: \$126,000 |
| Priority Class 3: \$2,600 | Facility Replacement Cost per Square Foot: \$100 |
| Grand Total: \$36,000 | FCNI: 29% |

NDOW OFFICE (VACANT)

SPWD Facility Condition Analysis - 2444

Survey Date: 6/18/2020

NDOW OFFICE (VACANT)**BUILDING REPORT**

The NDOW Office (vacant) is a wood framed modular structure with a composition roofing system on a concrete foundation. It contains office space including a mostly ADA compliant unisex restroom, a public reception area, and a small meeting room. The facility has a ground mounted HVAC packaged unit on the east side of the office as well as an ADA accessible parking, ramp, and entrance into the facility. There are no fire alarms or sprinklers but it does have smoke detectors. At the time of the 2020 FCA Survey, the building was vacant, all water has been shut off and the building has been winterized. There are no current plans for use so projects assigned will be focused on preserving the building for future use and occupancy. Prior to re-occupancy a complete FCA Survey is recommended.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$14,400****Necessary - Not Yet Critical****Two to Four Years****Project Index #: 2444EXT3****CONSERVE AND PROTECT VACANT BUILDING****Construction Cost \$7,200**

In order to preserve the building for future rehabilitation and reuse, this project recommends mothballing it in accordance with the U. S. Department of Interior Recommended Guidelines in Preservation Brief 31. Costs related to removing water in the basement, providing drainage away from the building to prevent future water accumulation, pest control, and removal of accumulated waste are included. Windows and doors will be secured or covered, and some will include louvers to permit ventilation of the structure.

Project Index #: 2444EXT2**EXTERIOR FINISHES****Construction Cost \$7,200**

The exterior finishes are in poor condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is sanding, priming and painting, and caulking of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be painted in the next 2 - 3 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

BUILDING INFORMATION:

| | |
|---|--|
| Gross Area (square feet): 1,440 | IBC Occupancy Type 1: 100 % B |
| Year Constructed: 0 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 100 % Painted Wood Siding | Construction Type: Modular Building |
| Exterior Finish 2: 0 % | IBC Construction Type: V-B |
| Number of Levels (Floors): 1 | Percent Fire Suppressed: 0 % |
| Basement? No | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | | | |
|--------------------------|-----------------|--|------------------|
| Priority Class 1: | \$0 | Project Construction Cost per Square Foot: | \$10.00 |
| Priority Class 2: | \$14,400 | Total Facility Replacement Construction Cost: | \$252,000 |
| Priority Class 3: | \$0 | Facility Replacement Cost per Square Foot: | \$175 |
| Grand Total: | \$14,400 | FCNI: | 6% |

NDOT EAST OFFICE BLDG

SPWD Facility Condition Analysis - 2443

Survey Date: 6/18/2020

**NDOT EAST OFFICE BLDG
BUILDING REPORT**

The building is a Butler Building style pre-engineered structure for NDOT. The building was not currently occupied but appeared ready for occupancy.

PRIORITY CLASS 1 PROJECTS**Total Construction Cost for Priority 1 Projects: \$35,600****Currently Critical****Immediate to Two Years****ADA PARKING SPACE****Project Index #: 2443ADA1****Construction Cost \$12,500**

The ADA provides for accessibility to sites and services for people with physical limitations. A concrete parking area and passenger loading area are necessary to comply with ADA requirements. This project would provide for a concrete van accessible ADA parking, loading space, and walkway to the existing sidewalk. This will require regrading, installing concrete, striping, signage, and any other necessary upgrades. The 2018 IBC, ICC/ANSI A117.1, NRS 338.180 and the most current version of the ADA Standards for Accessible Design were used as a reference for this project.

ADA RESTROOM UPGRADE**Project Index #: 2443ADA2****Construction Cost \$10,000**

The two restrooms are not ADA compliant; however, they appear large enough to accommodate a complete retrofit. This project would provide funding to bring the restrooms into full ADA compliance. The 2018 IBC, ICC/ANSI A117.1, NRS 338.180 and the most current version of the ADA Standards for Accessible Design were used as a reference for this project.

ELECTRICAL PANEL UPGRADE**Project Index #: 2443ELE1****Construction Cost \$7,500**

The interior electrical panel is recognized as a safety hazard. Federal Pacific Stab-Loc panels were part of a safety recall and should be replaced. This project would provide funding for the installation of a replacement breaker panel, and removal and disposal of the existing panel.

FIRE EXTINGUISHER INSTALLATION**Project Index #: 2443SFT2****Construction Cost \$600**

The building does not have portable fire extinguishers installed, at the time of the survey. International Fire Code Section 906 requires that portable fire extinguishers shall be installed in B occupancies. They shall be provided for employee use, selected, and distributed based on the classes of anticipated workplace fires and on the size and degree of hazard which would affect their use. This project would provide funding for the purchase and installation of 2 fire extinguishers, cabinets, and the hardware necessary to install them.

SEISMIC GAS SHUT-OFF VALVE INSTALLATION**Project Index #: 2443SFT1****Construction Cost \$5,000**

This project would provide for the installation of a seismic gas shut-off valve on the main gas service piping just prior to entering the building. This estimate is based on the manufacturer Pacific Seismic Products or approved equal, equipped with the optional Model MS remote monitoring switch (to be interfaced with the direct digital control system and/or with an audible alarm). The gas piping immediately adjacent to the seismic gas valve shall be secured to the building utilizing unistrut channel bracing.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$37,500****Necessary - Not Yet Critical****Two to Four Years****EXTERIOR LIGHTING INSTALLATION****Project Index #: 2443ELE2****Construction Cost \$1,500**

The building has incandescent lighting on the exterior of the building; but, the light fixtures are old, failing, and not energy efficient. This project would provide for the replacement of the exterior lighting fixtures with new LED light fixtures using existing wiring.

HVAC REPLACEMENT**Project Index #: 2443HVA2****Construction Cost \$30,000**

The HVAC roof top unit on the building appears to be more than 20 years old and has insufficient capacity to condition the entire building. It is not energy efficient and has reached the end of its expected and useful life. This project would provide for installation of a new HVAC packaged unit, any required ducting and supply registers, and cleaning of the existing duct work. This project includes removal and disposal of the existing HVAC unit, sealing wall penetrations, and all required connections to utilities.

WINDOW REPLACEMENT**Project Index #: 2443EXT3****Construction Cost \$6,000**

The windows appear to be original single pane construction with metal frames. These older windows are drafty and not energy efficient. This project recommends replacing the windows with dual pane, higher efficiency units. This estimate is for the replacement of 8 units. Removal and disposal of the existing windows is included in this estimate.

PRIORITY CLASS 3 PROJECTS**Total Construction Cost for Priority 3 Projects: \$33,200****Long-Term Needs****Four to Ten Years****EXTERIOR FINISHES****Project Index #: 2443EXT2****Construction Cost \$16,600**

The exterior finishes are in fair condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is sanding, priming and painting, and caulking of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be painted in the next 4 - 5 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

INTERIOR FINISHES**Project Index #: 2443INT1****Construction Cost \$16,600**

The interior finishes are in good condition. It is recommended to paint the interior walls and ceilings at least once in the next 8 - 9 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure. Prior to painting, all surfaces should be repaired and prepped. An epoxy-based paint should be utilized in wet areas for durability.

BUILDING INFORMATION:

| | |
|--|---|
| Gross Area (square feet): 1,660 | IBC Occupancy Type 1: 100 % B |
| Year Constructed: 0 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 100 % Metal Siding | Construction Type: Engineered Steel Building |
| Exterior Finish 2: 0 % | IBC Construction Type: III-B |
| Number of Levels (Floors): 1 | Percent Fire Suppressed: 0 % |
| Basement? No | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | |
|-----------------------------------|--|
| Priority Class 1: \$35,600 | Project Construction Cost per Square Foot: \$64.04 |
| Priority Class 2: \$37,500 | Total Facility Replacement Construction Cost: \$581,000 |
| Priority Class 3: \$33,200 | Facility Replacement Cost per Square Foot: \$350 |
| Grand Total: \$106,300 | FCNI: 18% |

NDOW DRY STORAGE QUONSET

SPWD Facility Condition Analysis - 2439

Survey Date: 6/18/2020

**NDOW DRY STORAGE QUONSET
BUILDING REPORT**

This building is a Quonset Hut style structure with an overhead coiling door. It is an unconditioned space used as storage. Due to the cost of repair, consideration should be given to demolish and replacement.

PRIORITY CLASS 1 PROJECTS**Total Construction Cost for Priority 1 Projects: \$500****Currently Critical****Immediate to Two Years****Project Index #: 2439ELE2****GFCI OUTLET INSTALLATION****Construction Cost \$500**

The existing receptacles in the storage building appear to be standard duplex receptacles and may not be GFCI protected. The 2017 NEC 210.8 requires all locations within 6 feet of a water source, garages and accessory buildings, and located outdoors shall have GFCI protection. This project would provide for removing the standard receptacles and installing GFCI receptacles or installing GFCI protected breakers.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$57,500****Necessary - Not Yet Critical****Two to Four Years****Project Index #: 2439EXT1****EXTERIOR FINISHES****Construction Cost \$8,200**

The exterior finishes on the ends of the building are in poor condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is painting the walls and caulking of the flashing, fixtures and all other penetrations. It is recommended that the building be painted and caulked in the next 2 - 3 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

Project Index #: 2439ELE1**LIGHTING UPGRADE****Construction Cost \$3,000**

The existing lighting fixtures are the older incandescent type and are not energy efficient. This project will upgrade fixtures to higher efficiency units with a longer life cycle. LED are suggested with occupancy sensors for additional savings. Any electrical wiring upgrades are not included in this estimate.

Project Index #: 2439EXT2**ROOF REPLACEMENT****Construction Cost \$46,300**

The corrugated metal roof on this building was in poor condition at the time of the survey. It is recommended that this building be re-roofed in the next 2-3 years, including the fiberglass skylights. This estimate includes removal and disposal of the old roofing system.

BUILDING INFORMATION:**Gross Area (square feet): 1,640****Year Constructed: 1961****Exterior Finish 1: 100 % Metal Siding****Exterior Finish 2: 0 %****Number of Levels (Floors): 1 Basement? No****IBC Occupancy Type 1: 100 % S-1****IBC Occupancy Type 2: 0 %****Construction Type: Steel / CMU Quonset Structure****IBC Construction Type: III-B****Percent Fire Suppressed: 0 %****PROJECT CONSTRUCTION COST TOTALS SUMMARY:****Priority Class 1: \$500****Priority Class 2: \$57,500****Priority Class 3: \$0****Grand Total: \$58,000****Project Construction Cost per Square Foot: \$35.37****Total Facility Replacement Construction Cost: \$82,000****Facility Replacement Cost per Square Foot: \$50****FCNI: 71%**

NDOW LEAN-TO STORAGE

SPWD Facility Condition Analysis - 2436

Survey Date: 6/18/2020

**NDOW LEAN-TO STORAGE
BUILDING REPORT**

The lean-to storage is a wood framed structure with a mix of corrugated metal and composition shingles on a concrete pier foundation. It has a mix of open and enclosed storage bays used by Wildlife and Water Resources. At the time of the 2020 survey, staff indicated numerous roof leaks which will be addressed in the report. Due to the cost of repair, consideration should be given to demolish and replacement.

PRIORITY CLASS 2 PROJECTS**Total Construction Cost for Priority 2 Projects: \$170,280****Necessary - Not Yet Critical****Two to Four Years****EXTERIOR DOOR REPLACEMENT****Project Index #: 2436EXT1****Construction Cost \$2,000**

The existing exterior wood door appears to be original to the building. It is damaged from age, general wear and tear, and the lock is not secure. This project would provide for the replacement of the wood door with a new metal door, frame, and hardware. Removal and disposal of the existing door and painting of the new door is included in this estimate. This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

EXTERIOR FINISHES**Project Index #: 2436EXT2****Construction Cost \$28,000**

The exterior finishes are in poor condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is sanding, priming and painting, and caulking of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be painted in the next 2 - 3 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure. This project should be implemented concurrently with the EXTERIOR SIDING REPLACEMENT project.

EXTERIOR SIDING REPLACEMENT**Project Index #: 2436EXT5****Construction Cost \$27,980**

The lean-to has painted lap siding that is due for replacement. The existing siding is in poor condition and will no longer hold paint. This project recommends removing the existing siding and to replace it with new T1-11 siding finished with an oil-based paint.

INTERIOR FINISHES**Project Index #: 2436INT1****Construction Cost \$4,000**

There is a small room in the building that is finished with painted gypsum board. It is recommended that the interior walls and ceilings be painted at least once in the next 2-3 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure. Prior to painting, all surfaces should be repaired and prepped. This project should be implemented concurrently with the ROOF REPLACEMENT project.

ROOF REPLACEMENT**Project Index #: 2436EXT3****Construction Cost \$105,300**

The corrugated metal on this building was in poor condition at the time of the survey and is showing signs of leaking. It is recommended that this building be re-roofed in the next 2 - 3 years with a standing seam metal roofing system. This estimate includes removal and disposal of the old roofing system.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

Project Index #: 2436EXT4
Construction Cost \$3,000

WINDOW REPLACEMENT

The windows are original, single pane construction in a wooden frame. These older windows are damaged and the wooden frames have deteriorated significantly. This project recommends replacing the windows with dual pane windows. This estimate is for the replacement of 2 small units and 2 larger units including wooden frames. Removal and disposal of the existing windows is included in this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 05/11/2011. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

BUILDING INFORMATION:

| | |
|--|--|
| Gross Area (square feet): 5,596 | IBC Occupancy Type 1: 100 % S-1 |
| Year Constructed: 1955 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 80 % Painted Wood Siding | Construction Type: Wood Framed |
| Exterior Finish 2: 20 % Open | IBC Construction Type: V-B |
| Number of Levels (Floors): 1 | Percent Fire Supressed: 0 % |
| Basement? No | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | | | |
|--------------------------|------------------|--|------------------|
| Priority Class 1: | \$0 | Project Construction Cost per Square Foot: | \$30.43 |
| Priority Class 2: | \$170,280 | Total Facility Replacement Construction Cost: | \$224,000 |
| Priority Class 3: | \$0 | Facility Replacement Cost per Square Foot: | \$40 |
| Grand Total: | \$170,280 | FCNI: | 76% |

WINNEMUCCA MAIN OFFICE BUILDING

SPWD Facility Condition Analysis - 2433

Survey Date: 6/18/2020

WINNEMUCCA MAIN OFFICE BUILDING BUILDING REPORT

The Winnemucca Main Office Building is a concrete masonry unit and wood framed structure with a composition roofing system on a concrete and CMU foundation. The building provides office space, conference rooms, storage areas, and Men's and Women's ADA compliant restrooms as well as compliant ADA parking, paving, and route of travel into the facility. The building was vacant at the time of the survey and was planned to be occupied by Wildlife employees in the single level portion and Transportation employees in the two level portion. The two level portion is not ADA accessible and will not be accessed by the public. There is a new fire alarm system and most of the windows were replaced. The building is fully protected with fire suppression.

PRIORITY CLASS 1 PROJECTS**Total Construction Cost for Priority 1 Projects: \$16,900****Currently Critical****Immediate to Two Years****ADA SIGNAGE**

**Project Index #: 2433ADA4
Construction Cost \$600**

Americans with Disabilities Act (ADA) regulations pertaining to building access has established building signage criteria for permanent spaces in buildings. The criteria includes: sign mounting heights and locations; character heights and proportions; raised and Braille characters/pictograms; and sign contrast and finish. The parking signage outside this facility does not comply with this criteria. It is recommended that applicable signage be installed where required. The 2018 IBC, ICC/ANSI A117.1, NRS 338.180 and the most current version of the ADA Standards For Accessible Design were used as a reference for this project.

This project or a portion thereof was previously recommended in the FCA report dated 09/01/2015. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

ELECTRICAL PANEL UPGRADE

**Project Index #: 2433ELE2
Construction Cost \$7,500**

The electrical panel on the second floor is recognized as a safety hazard. Federal Pacific Stab-Loc panels were part of a safety recall and should be replaced. Additionally, complaints by local staff indicate nuisance trips of the 30 amp breaker in this panel feeding the water heater. This project would provide funding for the installation of a replacement breaker panel, investigate and solve the cause of the nuisance trips, and removal and disposal of the existing panel.

FIRE EXTINGUISHER INSTALLATION

**Project Index #: 2433SFT13
Construction Cost \$1,200**

The single story portion of the building did not have portable fire extinguishers installed at the time of the survey. International Fire Code Section 906 requires that portable fire extinguishers shall be installed in B occupancies. They shall be provided for employee use, selected, and distributed based on the classes of anticipated workplace fires and on the size and degree of hazard which would affect their use. This project would provide funding for the purchase and installation of 4 fire extinguishers, cabinets, and the hardware necessary to install them.

GFCI OUTLET INSTALLATION

**Project Index #: 2433ELE3
Construction Cost \$100**

The existing receptacles in the kitchen and bathrooms in the lower level appear to be standard duplex receptacles and may not be GFCI protected. The 2017 NEC 210.8 requires all locations within 6 feet of a water source and building exterior shall have GFCI protection. This project would provide for removing the standard receptacles and installing GFCI receptacles.

GUARDRAIL REPLACEMENT

Project Index #: 2433SFT11

Construction Cost \$2,500

The guard railing around the rear stairwell is older, non-code compliant in configuration, and due for replacement. A compliant railing is recommended because the elevation change from the walking surface at grade level to the bottom landing of the stairwell exceeds 30 inches. This project recommends the replacement of guard railing to form a protective barrier along the open side in accordance with the 2018 IBC Chapter 10, Section 1015. 20 linear feet was used to generate this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 09/01/2015. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

SEISMIC GAS SHUT-OFF VALVE INSTALLATION

Project Index #: 2433SFT4

Construction Cost \$5,000

This project would provide for the installation of a seismic gas shut-off valve on the main gas service piping just prior to entering the building in 1 location (second location has been completed). This estimate is based on the manufacturer Pacific Seismic Products or approved equal, equipped with the optional Model MS remote monitoring switch (to be interfaced with the direct digital control system and/or with an audible alarm). The gas piping immediately adjacent to the seismic gas valve shall be secured to the building utilizing unistrut channel bracing.

This project or a portion thereof was previously recommended in the FCA report dated 09/01/2015. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 2 PROJECTS

Total Construction Cost for Priority 2 Projects: \$51,400

Necessary - Not Yet Critical

Two to Four Years

CARPET INSTALLATION

Project Index #: 2433INT7

Construction Cost \$28,100

The single story portion of the building has been newly renovated; however, the floors were left as polished concrete. Acoustically, this is a difficult environment to work in due to hard surfaces on the floor, walls and hard-lid ceiling, and lack of sound absorbing materials. To address this issue, it is recommended that carpet or carpet tiles be installed with a high Noise Reduction Coefficient (NRC).

KITCHENETTE REPLACEMENT

Project Index #: 2433INT6

Construction Cost \$15,000

The kitchenette and associated cabinets in the first floor of the two level portion of the building are over 20 years old. The quality of construction and installation were inadequate for the high usage at this facility, and the cabinets and countertop are delaminating and failing. This project recommends the replacement of the existing kitchen counter, cabinets, sink and associated equipment with heavy duty, quality components. The cabinets should be finished inside and outside with a melamine or similar finish which encapsulates the door, frame, and shelving. The countertops should be constructed of a highly durable product, such as stainless steel, over a moisture resistant underlayment to minimize swelling and damage from water exposure. This estimate includes disposal of the existing materials.

This project or a portion thereof was previously recommended in the FCA report dated 09/01/2015. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

WINDOW REPLACEMENT

Project Index #: 2433EXT7

Construction Cost \$8,300

The windows on the second floor of the two level portion are original, single pane construction in metal frames. These older windows are drafty and not energy efficient. This project recommends replacing the windows with dual pane, higher efficiency units. This estimate is for the replacement of 11 units. Removal and disposal of the existing windows is included in this estimate.

This project or a portion thereof was previously recommended in the FCA report dated 09/01/2015. It has been amended accordingly to reflect conditions observed during the most recent survey date of 06/18/2020.

PRIORITY CLASS 3 PROJECTS**Total Construction Cost for Priority 3 Projects: \$79,000****Long-Term Needs****Four to Ten Years****Project Index #: 2433EXT6****EXTERIOR FINISHES****Construction Cost \$39,500**

The exterior finishes are in good condition. It is important to maintain the finish, weather resistance, and appearance of the building. This project would provide funding to protect the exterior of the building excluding the roof. Included in the cost is sanding, priming and painting, and caulking of the windows, flashing, fixtures and all other penetrations. It is recommended that the building be painted in the next 8 - 9 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure.

Project Index #: 2433INT5**INTERIOR FINISHES****Construction Cost \$39,500**

The interior finishes are in good condition. It is recommended to paint the interior walls and ceilings at least once in the next 8 - 9 years and that this project be scheduled on a cyclical basis to maintain the integrity of the structure. Prior to painting, all surfaces should be repaired and prepped. An epoxy-based paint should be utilized in wet areas for durability.

BUILDING INFORMATION:

| | |
|--|--|
| Gross Area (square feet): 7,900 | IBC Occupancy Type 1: 100 % B |
| Year Constructed: 1964 | IBC Occupancy Type 2: 0 % |
| Exterior Finish 1: 50 % Painted CMU | Construction Type: Concrete Masonry Units & Steel |
| Exterior Finish 2: 50 % Painted Wood Siding | IBC Construction Type: V-B |
| Number of Levels (Floors): 2 | Percent Fire Suppressed: 100 % |
| Basement? No | |

PROJECT CONSTRUCTION COST TOTALS SUMMARY:

| | |
|-----------------------------------|--|
| Priority Class 1: \$16,900 | Project Construction Cost per Square Foot: \$18.65 |
| Priority Class 2: \$51,400 | Total Facility Replacement Construction Cost: \$2,173,000 |
| Priority Class 3: \$79,000 | Facility Replacement Cost per Square Foot: \$275 |
| Grand Total: \$147,300 | FCNI: 7% |

NOTES:

The deficiencies outlined in this report were noted from a visual survey. The costs do not represent the cost of a complete facility renovation or maintenance needs. Recommended projects do not include telecommunications, furniture, window treatment, space change, program issues, relocation, swing space, or costs that could not be identified or determined from the survey and available building information.

Individual projects and costs noted herein may be impacted by new construction materials or methods, agency projects, and pending or proposed Capital Improvement Projects (CIP).

This report was created under the authority found in NRS 341.128 by the State Public Works Division and should be utilized as a planning level document.

REPORT DEVELOPMENT:

| | | |
|-------------------------------|---------------------------------|--------------------------|
| State Public Works Division | 515 E. Musser Street, Suite 102 | (775) 684-4141 voice |
| Facilities Condition Analysis | Carson City, Nevada 89701-4263 | (775) 684-4142 facsimile |



Winnemucca Site - Site #9909
Description: Concrete Apron Replacement.



Winnemucca Site - Site #9909
Description: Typical Gravel Parking in the Wildlife Area of the Site.



Quonset Storage - Building #2447
Description: Exterior of the Building.



NDOW Gas Storage - Building #2446
Description: Exterior of the Building.



NDOW Shop - Building #2445
Description: Exterior of the Building.



NDOW Office (Vacant) - Building #2444
Description: Exterior of the Building and Exterior Finishes.



NDOT East Office Bldg. - Building #2443
Description: Exterior of the Building.



NDOT East Office Bldg. - Building #2443
Description: ADA Restroom Upgrade.



NDOW Dry Storage Quonset - Building #2439
Description: Exterior of the Building.



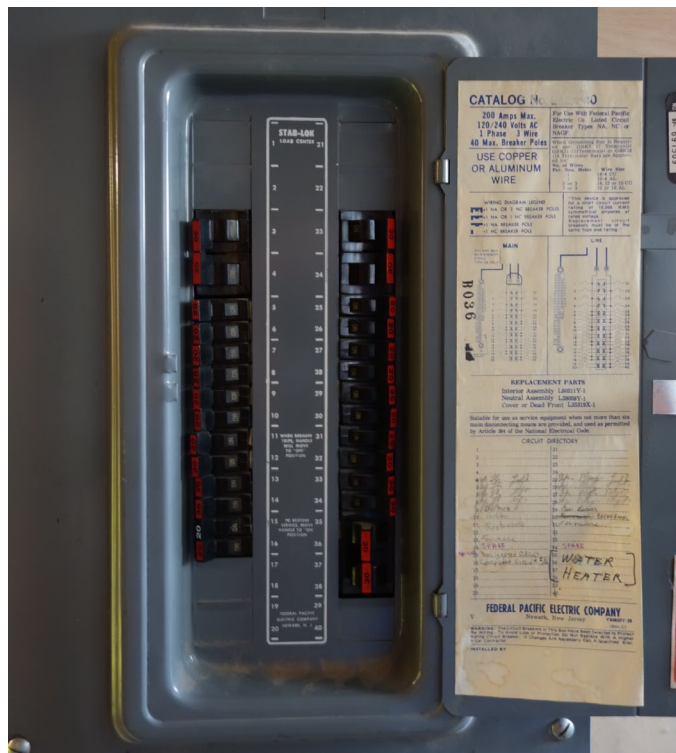
NDOW Lean-To Storage - Building #2436
Description: Roof Replacement.



Winnemucca Main Office Bldg. - Building #2433
Description: Exterior of the Building and Accessible Parking.



Winnemucca Main Office Bldg. - Building #2433
Description: Carpet Installation (Acoustical Issues).



Winnemucca Main Office Bldg. - Building #2433
Description: Electrical Panel Upgrade.