

# NABNASSET FIRE STATION

14 Oakhill Road

Year Constructed: 1963  
Year of Renovation/Addition:  
Building Type: B/S-2/R-2  
Construction Type: VB  
Fire sprinklers: No  
Total Floor Area: 2,232 SF  
Floors: First.



## GENERAL:

The building is in reasonable condition with few problems. Although not required, it is strongly recommended that a fire sprinkler system be added to protect this public safety facility

## LIFE SAFETY:

### HEALTH:

3 there have been problems with the Septic System and it is recommended that further investigation including video imaging of the of the sewer piping be performed.

HAZARDOUS MATERIALS: None

## ADA COMPLIANCE:

3 Doors have knob-sets and need to be changed to lever hardware.



3 There is a step up into the dorm room addition. A ramp needs to be added to overcome the floor change.



See toilet room in mechanical notes.

- 3 Shower is not accessible. Provide showers for both men and women.



SITE:

- 4 Bathrooms are reported to back-up and are possibly related to a septic system problem.

EXTERIORS:

- 4 Exterior trim paint needs some touch up work to extend its useful life.



- 2 Stone drip around building causes rainwater to splash against brick resulting in staining and some brick failures. Clean lower 18 inches of wall and re-point bricks. Replace stone with either pea-stone or slope away from building to deflect rainwater away from building.



- 3 Roof has no gutters which worsens the brick deterioration. As a minimum, gutters need to be added in the area of outdoor gas meter and generator and at doors.

- 3 Steel channel frames at overhead doors need to be scraped and re-painted.



INTERIORS:

- 4 Kitchen cabinets are in poor condition and should be refinished or replaced.

- 4 Walls and ceiling need to be repainted in Dayroom.



3

Ceiling panels in bays are sagging and need to be replaced with non-sag panels.



4

Floors in bays have been cut open and new concrete installed. Re-paint floors.

4

A washer and dryer should be added to the building.



Toilet room stall partition is badly rusted. No action required as it will be removed when toilet room is upgraded.

#### ENERGY & WATER CONSERVATION:

3

The three overhead doors are un-insulated and do not have weather-stripping. Replace doors with insulated doors with weather-stripping.



4

Reportedly, there is minimal insulation above ceiling in bays. This should be upgraded to an R=38 if space is available.

#### MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION: (see individual reports for detailed description).

2

The building is currently un-sprinklered. Strong consideration should be given to add a sprinkler system to the building.

4

Water heater has reached its life expectancy. It may need to be replaced in the next one to five years.

4

There is only one toilet room but two are required. They need to be MAAB compliant which the current room is not.

3

It is recommended that electrical equipment be tested to determine its remaining life span. Most equipment appears to be 30+ years old.