

BROADWAY CENTER THEATERS
Facilities Readiness and Preservation

Building Exterior Envelope Evaluation

RIALTO THEATER INTERIOR FINISHES REPAIRS										
Area	Level	Surface	Mat'l	Discrepancy	Correction	Rank	Meas'r	Unit	Cost	Amount
Total Value of Interior Finishes Repairs										\$94,327
Priority #1 - Repair Damage & Fix Hazards										\$10,320
Flooring Category										\$10,320
Auditorium	Main	Flooring	Carpet	The carpet is worn, dirty and is puckering after several previous stretchings	The carpet urgently needs replacement	1	160	SY	\$42.00	\$6,720
Hall	Mezznine	Flooring	Carpet	The carpet has outlived its useful life. It is worn, dirty and there is significant puckering	The carpet urgently needs replacement	1	20	SY	\$36.00	\$720
Dressing Rooms	Mezznine	Flooring	Carpet	The carpet has outlived its useful life. It is worn, dirty and there is significant puckering	The carpet urgently needs replacement	1	80	SY	\$36.00	\$2,880
Priority #2 - Plan Projects and Find Funding for the Repairs										\$84,007
Ceiling Category										\$53,248
Auditorium	Main	Ceiling	Gypsum Plaster	Multiple spots of broken plaster are evedent in the smooth field of the ceiling	Plan a project to renew dammaged plaster surfaces	2	300	SF	\$15.00	\$4,500
Balcony	Upper	Ceiling	Gypsum Plaster	Multiple spots of broken plaster are evedent in the smooth field of the ceiling	Plan a project to renew dammaged plaster surfaces	2	100	SF	\$15.00	\$1,500
Lobby	Main	Ceiling	Paint on Gypsum	It is time to re-paint the ceiling	Plan a project to renew painted surfaces	2	3300	SF	\$2.25	\$7,425
Auditorium	Main	Ceiling	Paint on Gypsum	It is time to re-paint the ceiling	Plan a project to renew painted surfaces	2	7600	SF	\$3.25	\$24,700
Balcony	Upper	Ceiling	Paint on Gypsum	It is time to re-paint the ceiling	Plan a project to renew painted surfaces	2	3800	SF	\$3.25	\$12,350
Balcony Stairs	Mezznine	Ceiling	Paint on Gypsum	It is time to re-paint the ceiling	Plan a project to renew painted surfaces	2	300	SF	\$0.75	\$225

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Area	Level	Surface	Mat'l	Discrepancy	Correction	Rank	Meas'r	Unit	Cost	Amount	
Balcony Stairs	Mezznine	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	840	SF	\$0.65	\$546	
Corridor	Upper	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	580	SF	\$0.65	\$377	
Rehearsal	Upper	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	1300	SF	\$0.65	\$845	
Corridor	Upper	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	580	SF	\$0.65	\$377	
Restrooms	Upper	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	1050	SF	\$0.65	\$683	
Restrooms	Mezznine	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	1200	SF	\$0.65	\$780	
Corridor	Mezznine	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	580	SF	\$0.65	\$377	
Corridor	Main	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	320	SF	\$0.65	\$208	
Restrooms	Main	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	330	SF	\$0.65	\$215	
Hall	Mezznine	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	580	SF	\$0.65	\$377	
Dressing Rooms	Mezznine	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	1920	SF	\$0.65	\$1,248	
Dressing Rooms	Lower	Walls	Paint on Gypsum	It is time to re-paint the walls	Plan a project to renew painted surfaces	2	920	SF	\$0.65	\$598	
Exit Stair	Upper	Walls	Paint on Steel	It is time to re-paint the railings	Plan a project to renew painted surfaces	2	200	SF	\$0.65	\$130	
Exit Stair	Mezznine	Walls	Paint on Steel	It is time to re-paint the railings	Plan a project to renew painted surfaces	2	200	SF	\$0.65	\$130	
Exit Stair	Lower	Walls	Paint on Steel	It is time to re-paint the railings	Plan a project to renew painted surfaces	2	200	SF	\$0.65	\$130	
Rotunda	Upper	Walls	Vinyl Wall Cover	The wall cover has failed plaster behind from water damage	Remove the vinyl wall cover and restore the plaster wall surface. Intall new vinyl wall cover	2	720	SF	\$4.50	\$3,240	