



USER GUIDE FOR CONDITION ASSESSMENT PROGRAM

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Reporting and Data Entry	Error! Bookmark not defined.

Objectives of the Condition Assessment Program

The objectives of the condition assessment process are:

1. Undertake an accurate and consistent condition assessment of BC Parks' facilities and identify needs to:
 - Protect the health and safety of BC Parks' facility users, staff and the general public;
 - Restore the functional integrity of facilities to BC Parks' levels of standard; and
 - Optimize the life cycle of the facilities.
2. Provide a basis for forecasting funding requirements for the various categories of BC Parks' capital plans.
3. Provide a basis for setting priorities for the maintenance/ repair/replacement/enhancement of facilities.
4. Provide an assessment of the effectiveness of recurrent maintenance programs

Methodology

The methodology outlined below is considered to be the minimum required, and shall not limit the assessment of facilities.

1. Interview BC Park operations staff, and Park Facility Operator's staff to identify anecdotal evidence of areas requiring attention.
2. Review records (where these exist) indicating historic repairs and operations data (example: records of pump hour meters, water meters, etc) and Facility Management System and Park Facility Operators records of actual maintenance completed.
3. Review the park's facility maintenance plan including any maintenance activities that may form part of the park's operations permit contract, to gain an understanding of the recurrent maintenance required.
4. Inspect each facility on the list provided in the terms of reference, and record deficiencies and remedial actions required on the appropriate forms. Use of good judgement in the inspection and assessment of the facility or its components is of paramount importance. Forms produced from the Facility Management System (FMS) are to be used for recording assessments information in the field.
5. Assessments are conducted on the forms provided and information is documented as to category, purpose , urgency and cost Further information on this is provided in this document
6. Provide a "Class D" cost estimate for the remedial action. Classes of estimates are discussed in this document

Types of Assessments

Level 1

A level 1 Condition Assessment is a walk through, visual, external inspection providing sufficient detail by the assessor to clearly define the work required to address identified deficiencies, to enable an accurate cost estimate to be made and gives clear description of the scope of the restoration/repairs/replacement/ removal for the work to be done. Where the assessor does not have the ability to clearly define the repair, it would indicate that the deficiencies require more rigorous assessments or specialist knowledge, and would be flagged by the Level 1 Assessor for a Level 2 Assessment to be undertaken.

Level 2

A Level 2 Condition Assessment is an assessment undertaken by a professional for certified specialist having the knowledge, skill and experience in the design, construction and operation of the facility type and may require knowledge and use of specialized equipment in the assessment of the facility...

Qualified Assessors

Only qualified assessors approved by Environmental Stewardship Division Regional Staff will be permitted to assess facility conditions. Assessors should be familiar with the assets/facilities they are inspecting and the life-cycle characteristics of those assets/facilities. They should have a proven experience in the asset evaluation. and skilled in the use of computers for data entry On completion of assessments and data entry in the FMS qualified assessors shall submit a letter of completion under signature of the assessor for the assessments indicating what assessment was undertaken and completed.

Forms

The forms for field recording of assessment information are provided in the reports section of FMS. All information required to identify the facility item, item type and location are provided on the forms. Forms required for a complete assessment are provided and are:

Park Inspection Report – Condition Assessments - from FMS

Deficiencies and mitigation actions are recorded in the description column on this form. The form has two parts: a header section that provides information on the Region, Management Area, Protected Area, Designated Area and the category of facility being assessed, the date of the assessment; and the company and name of the assessor.

Description (Description of Needs Field in FMS)

Deficiencies and mitigation actions are recorded in the description column on the form in Figure A1 on the next page

Figure A1 - Example of Park Inspection Report – Condition Assessments

Park Inspection Report - Condition Assessments

Region: Lower Mainland
Management Area: Squamish
Protected Area: Alice Lake Park
Designated Area: ALICE LAKE CAMPGROUND
Category: BUILDINGS

Page 1

Date: _____

Name: _____

Item #	Item Name	Item Type	Description	AC	AP	Urgency (Year)	Amount (\$)
6050	PIT TOILET	PUMP-OUT					
6078	TOILET/SHOWER	CONCRETE					

	BLDG	BLOCK						
6079	TOILET/SHOWER BLDG	CONCRETE BLOCK						
							TOTAL	

Assessment Category (AC)

- S - Study
- E - Exists but unable to inspect
- B - Betterment/Upgrade
- X - Replacements
- R - Repairs
- P - Preventative maintenance

Assessment Purpose (AP)

- H - Health/Safety
- A - Arrest deterioration
- O - Operational
- C - Conforms to standards/code
- F - Restore facility

Park Inspection Report - Condition Assessments - Scribble Sheet – from FMS

A scribble sheet is provided for sketching that may be required to identify information related to the assessment. The form will generally be used to provide overall orienteering of the various facilities being assessed in the park. Assessors may find it convenient to use the park site plan brochure as a basis. The site plan should provide sufficient information that the items being assessed can readily be located – particularly those items that require attention. Note that the form should be used as and when required – at least one overall plan should be provided, however, individual items may need more detailed sketches to indicate their location. The discretion of the assessor should be used.

Assessment Categories (AC)

The table below is a description of the codes used to assign assessments to category that is a mandatory field in FMS... These codes assist BC Parks in identifying the category for facility management planning and funding, and provide feedback on the effectiveness of the preventative maintenance program and plans.

Table A3 - Category Codes

Code	Category	Explanation
P	Preventative Maintenance	Identifies deficiencies that should be addressed by normal maintenance and minor repair activities. This code can be used to assess (1) the effectiveness of the Park Maintenance Plan, (2) its implementation, and (3) the effect of deferred maintenance funding.
R	Repairs	Identifies repairs for deficiencies beyond those required for normal maintenance. These could be a result of expected life cycle deterioration, or the effect of deferred maintenance. They are generally major repairs.
X	Replacements	Used when it becomes more cost effective to replace, rather than keep repairing an item.
B	Betterment/Upgrade	Identifies upgrades that could be required as a result of increased usage, changes in regulation, demographics, etc. These are usually not the result of deferred preventative maintenance – but should have been foreseen by the Infrastructure Management Plan.
S	Further Study	Used where the assessor does not have sufficient knowledge or resources to assess the needs. For example, a “S” coded during a Level I assessment would indicate that a Level II assessment is required. If coded during a Level II assessment, it would indicate the need for a more in-depth analysis of options/pre-design/etc. At the Level II assessment, a code “S” should also provide direction for the study and define exactly what needs to be studied
E	Exists, but unable to inspect	This code indicates that the asset has not been inspected – which should be flagged and re-inspected at another time

Assessment Purpose (AP)

The next two codes (assessment purpose and urgency) are vital for the proper prioritization of projects, and careful consideration needs to be given in assigning these codes to assessments.

The table below gives an explanation of the “Purpose” codes. They are arranged in order of priority, from highest to lowest:

Table A4 - Purpose Codes

Code	Purpose	Explanation
H	Health/safety	This category to be used only if there is an immediate and serious threat to health and life. An example would be a bridge in a state of collapse, or the presence of giardia in drinking water.
F	Restore Facility	Actions required to reinstate a facility that is no longer functioning to an acceptable level of service
A	Arrest deterioration	This category indicates that if nothing is done, further deterioration will occur – with associated costs. The facility is, however, still functioning adequately.
O	Operational	Projects in this category are recommended because they will improve operational efficiencies because of high maintenance and inefficient operation. For example: replacing a demand-hot water system with a recirculating hot water system.
C	Conform to Standard/Code	This category indicates that the facility is not meeting regulation, code, or standard. It does not necessarily mean a health/safety issue. For example, an electrical system that no longer meets code regulation, but is still functioning.

Urgency (Year)

The table below gives an explanation of the “Urgency” codes

Table A5 - Urgency Codes

Code	Urgency	Explanation
1	Immediate (current year)	Generally, all health and safety projects will be categorised under this code – but not limited to health and safety.
2	Current year + 1	These codes give an indication of the life of the facility at its current level of deterioration. That is, an estimate of how much longer that asset will last in its current state before a significantly higher cost of repair will be incurred. Note that the further-on in time that is predicted, the less accurate that prediction becomes.
3	Current year + 2	
4	Current year + 3	
5	Current year + 4 –10	

Amount (\$) - Cost Estimate

The cost estimate provided should generally be a “Class D” estimate that indicates the broad magnitude of the cost of the proposed repair project. It is a preliminary estimate, normally based on little site information. Where possible, costs should be based on associated costs for similar actual projects in the area, and should be in current dollars.

Table A6 - Class Estimates

Class of Estimate	Description
A	Detailed estimate based on quantity takeoffs from final plans. Unit and material prices matched to specific project conditions. Used for final approvals and tendering.
B	Based on preliminary design information. Used for budgeting and design cost control.
C	Prepared based on limited site-specific information and probable conditions affecting project. Used for program planning.
D	Lowest order estimate indicating approximate magnitude of cost based on broad requirements. Used for approval in principle, discussion purposes, and evaluating options

Digital Colour Images

Digital colour images are a requirement of condition assessments and are to be provided for defective items, and entered in the FMS in the assessment report.

Reference Materials

BC Parks, in partnership with BCIT, has prepared a series of manuals for maintenance management of park facilities. The manuals are available from BCIT. For further information visit the BCIT website at: <http://www.bcit.ca>

Forms and Tables

These forms will be generated from FMS.

FMS Forms

- Park Inspection Report - Condition Assessment Form
- Park Inspection Report - Scribble Sheet

Facility Inventory Table

- This Facility Item Table is provided for your use in understanding the measurement units used in estimating costs for "Class D" estimates

ITEM NAME	GRADE/TYPE	ITEM TABLE	
		MEASURE	COMMENTS
*** CATEGORY: SEWER/SANI SYSTEM			
DISPOSAL FIELDS	ALL	PER LINEAL METER	INCLUDES LATERALS, BKCNTY, MARINE X 1.5
DISTRIBUTION PIPE	ALL	PER LINEAL METER	ALL TYPES, BKCNTY, MARINE X 1.5
GREYWATER UNIT	ALL	UNIT REP. VAL.	BKCNTY, MARINE X 1.5

HOLDING TANK	ALL	UNIT REP. VAL.	BKCNTY, MARINE X 1.5
MANHOLE	ALL	UNIT REP. VAL.	ALL TYPES
MUNICIPAL	ALL	INDIVIDUAL PRICE	
SANI STATION	DOUBLE	UNIT REP. VAL.	INCL. 2 TOWERS, RELATED FIXTURES, CONCRETE, BKCNTY, MARINE X 1.5
	SINGLE	UNIT REP. VAL.	INCL. 1 TOWER, RELATED FIXTURES, CONCRETE, BKCNTY, MARINE X 1.5
SEEPAGE PIT	ALL	UNIT REP. VAL.	GREYWATER ROCK PITS, BKCNTY, MARINE X 1.5
SEPTIC TANK	ALL	UNIT REP. VAL.	BKCNTY, MARINE X 1.5
SEWAGE LAGOONS	ALL	INDIVIDUAL PRICE	
SEWAGE PUMPS	ALL	INDIVIDUAL PRICE	INCL. ELECTRICAL, BKCNTY, MARINE X 1.5
TREATMENT PLANTS	ALL	INDIVIDUAL PRICE	

***** CATEGORY: BUILDINGS**

BACKC. INFO SHELTER	BACKCOUNTRY	UNIT REP. VAL.	
BARN	ALL	INDIVIDUAL PRICE	
BUNK HOUSE	WOOD FRAME	PER SQ METER	
CABIN	NO VEHICLE ACCE	PER SQ METER	
	VEHICLE ACCESS	PER SQ METER	
CHANGE HOUSE	WOOD FRAME	UNIT REP. VAL.	
CHLORINATOR	ALL	PER SQ METER	
COOK HOUSE	WOOD FRAME	PER SQ METER	
ELECTRICAL BLDG	ALL	PER SQ METER	
EQUIPMENT SHED	CONCRETE BLOCK	PER SQ METER	BKCNTY, MARINE X 1.5
	METAL	PER SQ METER	

	WOOD FRAME	PER SQ METER	
FIRST AID BLDG	ALL	PER SQ METER	
GARAGE	ALL	PER SQ METER	
GATE HOUSE	WOOD FRAME	PER SQ METER	
GENERATOR BLDG	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
LODGE	WOOD FRAME	INDIVIDUAL PRICE	
LUNCH ROOM	TRAILER	PER SQ METER	
OFFICE	TRAILER	PER SQ METER	
	WOOD FRAME	PER SQ METER	
OFFICE/WORKSHOP	WOOD FRAME	PER SQ METER	
PICNIC SHELTER	WOOD FRAME/LOG	PER SQ METER	
PIT HOUSE	ALL	INDIVIDUAL PRICE	
PIT TOILET	BOARD & BATTEN	UNIT REP. VAL.	CEDAR PREFAB, BKCNTY, MARINE X 1.5
	DAVEY DAVIDSON	UNIT REP. VAL.	BEING PHASED OUT
	FLUSH	UNIT REP. VAL.	PANABODE OR TYPE 3
	HANDICAPPED	UNIT REP. VAL.	
	PUMP-OUT	UNIT REP. VAL.	PANABODE AND TYPE 3
	ROCK/STONE	UNIT REP. VAL.	
	WOOD CRIBBING	UNIT REP. VAL.	PANABODE AND TYPE 3
PUMP HOUSE	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
RESIDENCE	WOOD FRAME	PER SQ METER	SERVICED, INCLUDES TRAILER
SALT /SAND BLDG	ALL	PER SQ METER	
SHOWER	CONCRETE	INDIVIDUAL PRICE	
STORAGE BLDG	CONCRETE BLOCK	PER SQ METER	

	WOOD FRAME	PER SQ METER	
TOILET BUILDING	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
TOILET/CHANGE BLDG.	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
TOILET/SHOWER BLDG	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
TOILET/WASH HOUSE	WOOD FRAME	PER SQ METER	
VISITOR CENTRE	WOOD FRAME/LOG	PER SQ METER	
VOLITILES BLDG	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	
WARMING HUT	WOOD FRAME/LOG	PER SQ METER	BKCNTRY, MARINE X1.5
WORKSHOP	CONCRETE BLOCK	PER SQ METER	
	WOOD FRAME	PER SQ METER	

***** CATEGORY: TELECCOM SYSTEM**

COMMUNICATION SHED	ALL	INDIVIDUAL PRICE	INCLUDES EQUIPMENT
COMMUNICATION TOWER	ALL	INDIVIDUAL PRICE	
DISTRIBUTION LINE	OVERHEAD	PER LINEAL METER	INCLUDES INSTALLATION AND POLES
	UNDERGROUND	PER LINEAL METER	INCLUDES INSTALLATION
SECURITY SYSTEM	ALL	INDIVIDUAL PRICE	
TELEPHONE	ALL	INDIVIDUAL PRICE	

***** CATEGORY: ELECTRICAL SYSTEM**

DISTRIBUTION LINES	OVERHEAD	PER LINEAL METER	INCLUDES POLES & INSTALL.
	UNDERGROUND	PER LINEAL METER	INCLUDES INSTALLATION

GENERATOR	ALL	INDIVIDUAL PRICE	
PULL BOX	CONCRETE	UNIT REP. VAL.	
SECURITY LIGHT	ALL	UNIT REP. VAL.	INSTALLED SODIUM/MERCURY
SOLAR PANEL	ALL	UNIT REP. VAL.	INCL. INSTALL, MATERIALS
SYSTEM COMPONENTS	ALL	INDIVIDUAL PRICE	

***** CATEGORY: FURNITURE**

BARBEQUE	PEDESTAL	UNIT REP. VAL.	
	TABLE ATTACHMENT	UNIT REP. VAL.	
BENCHES	BACKCOUNTRY	UNIT REP. VAL.	SPLIT LOG
	PARK	UNIT REP. VAL.	
	VIEWPOINT	UNIT REP. VAL.	
BICYCLE RACK	METAL	UNIT REP. VAL.	ALL TYPES
CAMPSITE NUMBER POST	ALL	UNIT REP. VAL.	ALL TYPES
CANOE REST	ALL	UNIT REP. VAL.	ON PORTAGE TRAILS, BKCNTY, MARINE X 1.5
COMMENT DROP-OFF BOX	ALL	UNIT REP. VAL.	ALSO COMMENT CARD BOXES, BKCNTY, MARINE X 1.5
FIRE RING	ALL	UNIT REP. VAL.	INSTALLED
FIREPLACE	CONCRETE	UNIT REP. VAL.	INSTALLED, IN PICNIC SHELTERS
FISH CLEANING TABLE	ALL	UNIT REP. VAL.	
GARBAGE CONTAINER	BARREL	UNIT REP. VAL.	BKCNTY, MARINE X 1.5
GARBAGE CONTAINER	HIDE-A-BAG DOUB	UNIT REP. VAL.	INCLUDES BASE
HORSESHOE PIT	ALL	UNIT REP. VAL.	
MARINE CAMP MARKER	ALL	UNIT REP. VAL.	ALSO FOR CHANNELS/PORTAGE
MOORING BUOY	ALL	UNIT REP. VAL.	
	LAKE MOORING BU	UNIT REP. VAL.	

	OCEAN MOORING BO	UNIT REP. VAL.	HEAVY DUTY
PLANTER	ALL	INDIVIDUAL PRICE	
RESCUE STATION	ALL	UNIT REP. VAL.	
SELF REG. VAULT	ALL	UNIT REP. VAL.	BKCNTRY, MARINE X 1.5
SIGNS	BOUNDARY MARER	UNIT REP. VAL.	INCLUDES INSTALLATION
	INTERP/DISPLAY	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
	REGULATE/OPERAT	UNIT REP. VAL.	ALL MODELS
	TRAIL SIGNS	UNIT REP. VAL.	INCLUDES INSTALLATION
	TYPE A	UNIT REP. VAL.	ALL MODELS
STUB POST - CONCRETE	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
STUB POST - LOCKING	ALL	UNIT REP. VAL.	STEEL LOCKING/INSTAL INCL
STUB POST - WOOD	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
SWIM AREA MARKERS	ALL	UNIT REP. VAL.	
TABLE	BACKCOUNTRY	UNIT REP. VAL.	AS PER FACILITY STANDARDS
	TYPE 1	UNIT REP. VAL.	
	TYPE 1 CON.BAS	UNIT REP. VAL.	
	TYPE 1 COV.ON	UNIT REP. VAL.	
	TYPE 1 COVERED	UNIT REP. VAL.	
	TYPE 1 ON PAD	UNIT REP. VAL.	
	TYPE 1 PAD CON	UNIT REP. VAL.	
	TYPE 2	UNIT REP. VAL.	
	TYPE 2 COV.ON	UNIT REP. VAL.	
	TYPE 2 COVERED	UNIT REP. VAL.	
	TYPE 2 ON PAD	UNIT REP. VAL.	
	TYPE 3	UNIT REP. VAL.	
	TYPE 3 COV.ON	UNIT REP. VAL.	

	TYPE 3 COVERED	UNIT REP. VAL.	
	TYPE 3 ON PAD	UNIT REP. VAL.	
TENT PAD	ALL	UNIT REP. VAL.	FRAME AND SAND
TICKET MACHINE	ALL	INDIVIDUAL PRICE	INCLUDES INSTALLATION
TRAFFIC COUNTER	ALL	UNIT REP. VAL.	
	PEDESTRIAN	UNIT REP. VAL.	
	VEHICLE	UNIT REP. VAL.	
WOOD STOVE	ALL	UNIT REP. VAL.	
*** CATEGORY: GROUNDS			
BEACH	DEVELOPED	PER SQ METER	
	NATURAL	PER SQ METER	NIL COSTS FOR NT BEACH
CAMPSITE	DEFINED	UNIT REP. VAL.	HARDENED
	NATURAL	UNIT REP. VAL.	NO DEFINED SITE, FURN.
	UNDEFINED	UNIT REP. VAL.	UNDEFINED
	WALK-IN	UNIT REP. VAL.	NO ROAD ACCESS, FURN. N/I
CAMPSITE PADS/SPURS	GRASS	UNIT REP. VAL.	DOUBLE SITES ALREADY INCLUDED IN COUNT FIELD
	GRAVEL	UNIT REP. VAL.	DOUBLE SITES ALREADY INCLUDED IN COUNT FIELD
	PAVED SPUR	UNIT REP. VAL.	DOUBLES ALREADY INCLUDED IN COUNT FIELD
CAMPSITE/GROUP	GRASS	PER SQ METER	UNDEFINED, 400 SQ.M. MINIMUM ALLOCATION
	GRAVEL	PER SQ METER	400 SQ. M. MINIMUM ALLOCATION
CAMPSITE/HIGHDENSITY	GRASS	PER SQ METER	DEFINED MAX SIZE=300SQM MAX SPACING=18.3M

	GRAVEL	PER SQ METER	DEFINED MAX SIZE=300SQM MAX SPACING = 18.3M
	PAVED	PER SQ METER	DEFINED MAX SIZE=300SQM. MAX SPACING = 18.3M
CAMPSITE/PULLTHROUGH	GRAVEL	UNIT REP. VAL.	
	PAVED	UNIT REP. VAL.	
CAMPSITE/WALKIN	GRASS	UNIT REP. VAL.	DEFINED, NO VEHICLE ACCESS TO SITE
	GRAVEL	UNIT REP. VAL.	NO VEHICLE ACCESS TO SITE
HELIPAD/LANDING AREA	ALL	UNIT REP. VAL.	INCLUDES WOODEN PADS
LAWNS	FIELD/PLAYGROUN	PER SQ METER	
	IRRIGATED	PER SQ METER	
	NON-IRRIGAT.	PER SQ METER	
SERVICE YARD	GRAVEL	PER SQ METER	
	PAVED	PER SQ METER	
TENNIS/VOLLEYBALL CT	ALL	PER SQ METER	INCL. POSTS/NETS/BACKSTOP
WEED BARRIER	ALL	PER SQ METER	LANDSCAPE FABRIC
WOODLOTS	ALL	UNIT REP. VAL.	
*** CATEGORY: ROADS			
BOAT L./TURN AROUND	GRAVEL	PER SQ METER	
	PAVED	PER SQ METER	OR CONCRETE
	ROUGH	PER SQ METER	
	SEAL COAT	PER SQ METER	
CATTLE GUARD/BARRIER	DOUBLE LANE	UNIT REP. VAL.	
	SINGLE LANE	UNIT REP. VAL.	
DOUBLE LANE	GRAVEL	PER KM.	

	PAVED	PER KM.	
	ROUGH	PER KM.	
	SEAL COAT	PER KM.	
PARKING LOTS	GRAVEL	PER SQ METER	
	PAVED	PER SQ METER	
	PITRUN/DIRT	PER SQ METER	
SINGLE LANE	GRAVEL	PER KM.	
	PAVED	PER KM.	
	ROUGH	PER KM.	
	SEAL COAT	PER KM.	
TRAFFIC BARRIER	18 INCH	UNIT REP. VAL.	DOES NOT INCLUDE DELIVERY AND INSTALLATION
	30 INCH	UNIT REP. VAL.	DELIVERY AND INSTALLATION EXTRA
	6 OR 8 INCH	UNIT REP. VAL.	DELIVERY AND INSTALLATION EXTRA

***** CATEGORY: STRUCTURES**

AMPHITHEATER	ALL	INDIVIDUAL PRICE	
	WOOD FRAME/LOG	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
BARRIER POST	ALL	UNIT REP. VAL.	INSTALLED METAL/CONCRETE
BOARDWALK	WOOD	PER LINEAL METER	X 1.5 FOR BACKCOUNTRY OR MARINE
BOAT LAUNCH RAMP	DOUBLE GRAVEL	INDIVIDUAL PRICE	
	DOUBLE/PAVED	INDIVIDUAL PRICE	OR CONCRETE
BOAT LAUNCH RAMP	DOUBLE/ROUGH	INDIVIDUAL PRICE	
	SINGLE PAVED	INDIVIDUAL PRICE	OR CONCRETE
	SINGLE ROUGH	INDIVIDUAL PRICE	
	SNGLE GRAVEL	INDIVIDUAL PRICE	

	TRIPLE GRAVE	INDIVIDUAL PRICE	
BREAKWATER	ALL	INDIVIDUAL PRICE	COST ON INDIVIDUAL BASIS
BRIDGE, FOOT	ALL	INDIVIDUAL PRICE	ALL TYPES
	BRIDGE OTHER	INDIVIDUAL PRICE	
	BRIDGE SUSPENSION	INDIVIDUAL PRICE	
	OTHER	INDIVIDUAL PRICE	
	SUSPENSION	INDIVIDUAL PRICE	
BRIDGE, ROAD	ALL	INDIVIDUAL PRICE	ALL TYPES
CABLE CARS	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
CONCRETE ANCHOR BLOC	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
CULVERT	.3M-.6M	PER LINEAL METER	INCLUDES INSTALLATION
	.6M-1M	PER LINEAL METER	INCLUDES INSTALLATION
	ALL	PER LINEAL METER	INCLUDES INSTALLATION
	GREATER THAN	INDIVIDUAL PRICE	INCLUDES INSTALLATION
	UP TO 300MM	PER LINEAL METER	INCLUDES INSTALLATION
CULVERT HEAD WALL	GREATER THAN	INDIVIDUAL PRICE	
	UP TO 1M	UNIT REP. VAL.	
DAM	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
DEDICATION CAIRN	ALL	UNIT REP. VAL.	INCLUDES PLAQUES
DOCK	CONCRETE	PER SQ METER	INSTALLED
	STEEL	PER SQ METER	INSTALLED
	WOOD	PER SQ METER	INSTALLED
DOCK RAMP	4 FOOT WIDE	PER LINEAL METER	INSTALLED
	6 FOOT WIDE	PER LINEAL METER	INSTALLED
	ALL	UNIT REP. VAL.	
	CONCRETE	INDIVIDUAL PRICE	

	STEEL	INDIVIDUAL PRICE	
	WOOD	INDIVIDUAL PRICE	
ENTR. PLAQUE MARINE	ALL	UNIT REP. VAL.	MARINE SITE MARKER
ENTRANCE PLAQUE	ALL	UNIT REP. VAL.	CORPORATE SIGN
ENTRANCE PORTAL		UNIT REP. VAL.	CARVED INDIVIDUALLY
FENCE	BARBED WIRE	PER LINEAL METER	
	CHAIN LINK	PER LINEAL METER	
	CONCRETE BLOCK	PER LINEAL METER	
	PAGE WIRE	PER LINEAL METER	
	SMOOTH WIRE	PER LINEAL METER	INCLUDES INSTALLATION
	WOOD	PER LINEAL METER	
FLAG POLE	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
FLOAT	CONCRETE	PER SQ METER	
	PLASTIC	INDIVIDUAL PRICE	
	WOOD	PER SQ METER	INSTALLED
FLOAT ANCHOR CABLE	ALL	PER LINEAL METER	INCLUDES INSTALLATION
FLOAT ANCHOR PILE	ALL	UNIT REP. VAL.	
	DRIVEN, STEEL	UNIT REP. VAL.	INSTALLED
	DRIVEN, WOOD	UNIT REP. VAL.	INSTALLED, TREATED
	STEEL, DRILLED	UNIT REP. VAL.	INSTALLED
FLOOD CONTROL GATES	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
FOOD CACHE	ALL	UNIT REP. VAL.	ALL TYPES
FUEL PUMP STATION	ALL	INDIVIDUAL PRICE	INCL. PUMP & ELECTRICAL
FUEL STORAGE TANKS	ABOVE GROUND	INDIVIDUAL PRICE	
	UNDERGROUND	INDIVIDUAL PRICE	
GARBAGE CORRAL	ALL	UNIT REP. VAL.	OLD STANDARD

GATE	DOUBLE	UNIT REP. VAL.	INSTALLED
	HEAVY	UNIT REP. VAL.	INSTALLED
	SINGLE	UNIT REP. VAL.	INSTALLED
HORSE CORRAL	ALL	PER LINEAL METER	
	METAL	PER LINEAL METER	
	WOOD	PER LINEAL METER	
HORSE HITCHING RAIL	ALL	INDIVIDUAL PRICE	
INFO HUT	ALL	UNIT REP. VAL.	HOST
INFO SHELTER	INFO KIOSK	UNIT REP. VAL.	
	INFO TYPE 1	UNIT REP. VAL.	
	INFO TYPE 2	UNIT REP. VAL.	
	INFO TYPE 3	UNIT REP. VAL.	
	INFO TYPE 4	UNIT REP. VAL.	BACKCOUNTRY, 1.5 MULTIPLIER
LOADING RAMP	ALL	INDIVIDUAL PRICE	
LOG BOOM	ALL	PER LINEAL METER	
MONUMENT	ALL	INDIVIDUAL PRICE	EX: PEACE ARCH
PLAYGROUND EQUIPMENT	COMMERCIAL	INDIVIDUAL PRICE	INCLUDES MODELS INSTALLED
	OWN FORCES	UNIT REP. VAL.	INCLUDES MODELS INSTALLED
POOL DECK	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
PORTAGE, RAIL	ALL	PER LINEAL METER	RAIL AND TIES
	BOAT CART	UNIT REP. VAL.	PORTAGE CART
	HAND WINCH	UNIT REP. VAL.	PORTAGE WINCH
PROPANE CYLINDERS	ALL	INDIVIDUAL PRICE	INCLUDES VALVES AND INSTALLATION
RETAINING WALL	ALL	PER LINEAL METER	1M HIGH
STAIRS	CONCRETE	PER RISER	INCLUDES RAILINGS AND LANDINGS
	METAL	PER RISER	INCLUDES RAILINGS AND LANDINGS

	WOOD	PER RISER	INCLUDES RAILINGS AND RISERS
STERN ANCHOR PIN	ALL	UNIT REP. VAL.	BOAT ANCHOR
TUNNEL	ALL	PER LINEAL METER	
VIEWING PLATFORM	ALL	INDIVIDUAL PRICE	USE FOR LOOKOUT TOWER
WADING POOL	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
WHEELCHAIR RAMP	CONCRETE	UNIT REP. VAL.	
WOOD CORRAL	COVERED	UNIT REP. VAL.	
	UNCOVERED	UNIT REP. VAL.	
WOOD CORRAL/GARBAGE	ALL	UNIT REP. VAL.	

***** CATEGORY: TRAILS**

PATHS	GRAVEL	PER LINEAL METER	
	PAVED	PER LINEAL METER	
	PITRUN/DIRT	PER LINEAL METER	
TRAIL SURFACE	TYPE 1	PER KM.	
	TYPE 2	PER KM.	
	TYPE 3	PER KM.	
	TYPE 4	PER KM.	DO NOT ASSIGN COSTS
	TYPE 5	PER KM.	WILDERNESS HIKING ROUTE

***** CATEGORY: WATER SYSTEM**

BEACH SHOWER	ALL	UNIT REP. VAL.	INCLUDES SUPPLY LINE/HEAT
DISTRIB. PIPE	ALL	PER LINEAL METER	
DRINKING FOUNTAIN	ALL	UNIT REP. VAL.	
HAND PUMP	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
HYDRANTS	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION

PRESSURE REDUCE STA.	ALL	UNIT REP. VAL.	INCLUDES VALVES/PIPING
PRESSURE TANK	ALL	UNIT REP. VAL.	INCLUDES INSTALLATION
PUMPS	LESS THAN 1H	UNIT REP. VAL.	
	OVER 1HP	UNIT REP. VAL.	
	OVER 5HP	UNIT REP. VAL.	
RESERVOIR	CONCRETE	LITRES	
	FIBRE GLASS	LITRES	
	STEEL	LITRES	
	WOOD STAVE	LITRES	
RESERVOIR TOWER	ALL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
SPRINKLER	ALL	INDIVIDUAL PRICE	
STANDPIPE	ALL	UNIT REP. VAL.	
VALVE	ALL	UNIT REP. VAL.	ALL TYPES
VALVE CHAMBERS	ALL	INDIVIDUAL PRICE	
WATER SOURCE	LAKE INTAKE	UNIT REP. VAL.	
	MUNICIPAL	INDIVIDUAL PRICE	INDIVIDUALLY PRICED
	SPRING	UNIT REP. VAL.	
	WELL	PER LINEAL METER	INCLUDES DRILLING/CASING