

PARKING LOT CONDITION SURVEY

Name [REDACTED]	Contact [REDACTED]
Description Fitness Facility	Phone No. [REDACTED]
Property Address [REDACTED]	Prepared By MFP
Parking Lot Area (SF) 36,500	Parking Stalls 113
ADA Parking Stalls 2	
Drainage Provision: <input checked="" type="checkbox"/> Storm Water CB <input type="checkbox"/> Storm Water Inlets <input type="checkbox"/> Retention Pond/Basin	
<input checked="" type="checkbox"/> Slope of Pavement <input type="checkbox"/> Storm Water Filtration System Beneath Permeable Pavement	

	Observed Condition	Severity			Remarks
		L	M	S	
	Alligator Cracks				
<input checked="" type="checkbox"/>	Longitudinal (Linear) Cracks		<input checked="" type="checkbox"/>		
<input checked="" type="checkbox"/>	Transverse Cracks		<input checked="" type="checkbox"/>		
	Edge Cracks				
	Joint Reflection Cracks				
	Slippage Cracks				
	Rutting				
	Shoveling				
	Raveling				
<input checked="" type="checkbox"/>	Upheaval		<input checked="" type="checkbox"/>		several isolated areas
	Pot Holes				filled/none
<input checked="" type="checkbox"/>	Depressions		<input checked="" type="checkbox"/>		several isolated areas
	Inadequate Drainage				
<input checked="" type="checkbox"/>	Growth Vegetation		<input checked="" type="checkbox"/>		in cracks - widespread
<input checked="" type="checkbox"/>	Oil Spots		<input checked="" type="checkbox"/>		
<input checked="" type="checkbox"/>	Patching/Repairs				filled potholes & in/around CB
	Resurfacing				
	Prior/Recent Seal Coating				lacking
	Inadequate Parking				
	No ADA parking stalls				
<input checked="" type="checkbox"/>	Inadequate number of ADA parking stalls				short 3, 5 mandated per ADA
<input checked="" type="checkbox"/>	Broken/missing concrete wheel stops				two (2) noted
<input checked="" type="checkbox"/>	Worn/faded parking lot markings				stall striping and ADA markings overall
<input checked="" type="checkbox"/>	Concrete curb shrinkage/settlement cracks	<input checked="" type="checkbox"/>			Typical

Overview

The asphalt pavement serving the parking lot presently suffers from deferred maintenance and as such is not deemed to be in good serviceable condition at this time. See next page for recommended restoration options and associated budget costs. Also refer to captioned digital photos for visual cues.

Legend: L=Light, M=Moderate, S=Severe

ASPHALT PAVEMENT CONDITION SURVEY

Recommendations/Budget Costs

Restoration Option/Description	Budget Cost
Provide full depth patch in asphalt pavement to address/correct for longitudinal (linear) cracks running north/south along center line of right-of-way as well as longitudinal cracks bordering parking stalls serving the east and west side of the parking lot. Provide 2-inch mill and overlay at remaining areas including protective seal coating and new parking lot markings as required.	\$91,250 and up
Provide 2-inch mill and resurface entire parking lot including protective seal coating and new parking lot markings.	\$73,000 and up
Provide full depth patch in asphalt pavement to address/correct for longitudinal (linear) cracks running north/south along center line of east and west right-of-way including longitudinal cracks bordering parking stalls serving the east and west side of the parking lot. Clean remaining cracks of debris and growth vegetation, fill patch cracks with liquid asphalt, provide protective seal coating including new lot markings over entire parking lot.	\$20,000 and up
Clean all cracks of debris and growth vegetation, fill cracks with an approved liquid asphalt patching emulsion, provide protective seal coating and new lot markings over entire parking lot.	Under \$10,000