

HORNEDO MIDDLE

Front Door Image



Physical Address:
6101 High Ridge Drive
El Paso, Texas 79912

Building Completed: 2010
Optimal Capacity: 1,539
Building Area: 182,604 SF
Site Acreage:
Fall 2025 Enrollment: 1,442

HORNEDO MIDDLE

Site Aerial





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Hornedo Middle School

SUMMARY REPORT

Proposed Work Items

All costs are shown in 2025 dollars with soft cost included - NO INFLATION ADDED.

Priority	Total Cost
Priority 1	\$1,139,531
Priority 2	\$1,756,357
Priority 3	\$0
Priority 4	\$0
Priority Totals	\$2,895,888

CATEGORY	PRIORITY 1	PRIORITY 2	PRIORITY 3	PRIORITY 4	COST
Conveying	\$0	\$0	\$0	\$0	\$0
Electrical	\$0	\$0	\$0	\$0	\$0
Exterior Enclosure	\$0	\$0	\$0	\$0	\$0
Fire Protection	\$0	\$0	\$0	\$0	\$0
HVAC	\$0	\$1,501,342	\$0	\$0	\$1,501,342
Interior Construction	\$0	\$0	\$0	\$0	\$0
Interior Finishes	\$0	\$4,045	\$0	\$0	\$4,045
Plumbing	\$0	\$118,472	\$0	\$0	\$118,472
Roofing	\$0	\$0	\$0	\$0	\$0
Safety & Security	\$1,139,531	\$0	\$0	\$0	\$1,139,531
Site	\$0	\$132,498	\$0	\$0	\$132,498
Stairs	\$0	\$0	\$0	\$0	\$0
Structure	\$0	\$0	\$0	\$0	\$0
Priority Totals	\$1,139,531	\$1,756,357	\$0	\$0	\$2,895,888
TOTALS P1					\$1,139,531
TOTALS P1 + P2					\$2,895,888
TOTALS P1 + P2 + P3					\$2,895,888
TOTALS P1 + P2 + P3 + P4					\$2,895,888



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DETAIL REPORT

Proposed Work Items

All costs are shown in 2025 dollars with soft cost included - NO INFLATION ADDED.

CATEGORY	ITEM NO.	ITEM DESCRIPTION		PRIORITY CODE	LOCATION	SYSTEM	TOTAL COST
		DEFICIENCY	RECOMMENDATION				
CONVEYING							\$0
ELECTRICAL							\$0
EXTERIOR ENCLOSURE							\$0
FIRE PROTECTION							\$0
HVAC							\$1,501,342
	1	Replace hot water distribution pumps.	Replace hot water distribution pumps.	2	Hornedo MS Main Building	Mechanical / HVAC	
	2	The split systems were approaching the end of their expected useful life.	Replace the AC split systems.	2	Hornedo MS Main Building	Mechanical / HVAC	
	3	The refrigeration unit was approaching the end of its expected useful life.	Replace the AC units.	2	Hornedo MS Main Building	Mechanical / HVAC	
	4	The chilled water circulating pumps were approaching the end of their expected useful life.	Replace the chilled water pumps.	2	Hornedo MS Main Building	Mechanical / HVAC	
	5	The rooftop units were approaching the end of their expected useful life.	Replace the rooftop units. (Airwashers still in Locker rooms)	2	Hornedo MS Main Building	Mechanical / HVAC	
	6	The VFDs were approaching the end of their expected useful life.	Replace the VFDs.	2	Hornedo MS Main Building	Mechanical / HVAC	
INTERIOR CONSTRUCTION							\$0
INTERIOR FINISHES							\$4,045
	7	Water-stained ceiling tiles were observed in several places throughout the building. Facility staff reported that the mop sink above the nurse's office has overflowed and caused staining. It was unknown if the stains in the corridors were from an active leak at the time of the assessment.	Replace the stained ceiling tiles throughout the building.	2	Hornedo MS Main Building	Interior Ceiling Finishes	
PLUMBING							\$118,472
	8	The water heater was approaching the end of its expected useful life.	Replace the domestic water heater.	2	Hornedo MS Main Building	Domestic Water Distribution	
	9	The drinking fountains were approaching the end of their expected useful life.	Replace the drinking fountain(s).	2	Hornedo MS Main Building	Plumbing Fixtures	
ROOFING							\$0
SAFETY & SECURITY							\$1,139,531
	10	Campus has cameras but can benefit from additional locations.	Provide additional security cameras	1	Hornedo MS Site	Communications & Security	



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CATEGORY	ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	LOCATION	SYSTEM	TOTAL COST
		DEFICIENCY				
		RECOMMENDATION				
	11	Exterior and interior door signage is needed to comply with TEA TAC Chapter 61 School Safety Requirements.	1	Hornedo MS Site	Communications & Security	
	12	Fencing and gates are needed to comply with TEA TAC Chapter 61 School Safety Requirements.	1	Hornedo MS Site	Communications & Security	
SITE						\$132,498
	13	The gravel mulch was worn away in several areas exposing the landscape fabric and drip irrigation lines.	2	Hornedo MS Site	Site	
	14	The site roadway had minor deterioration.	2	Hornedo MS Site	Site	
STAIRS						\$0
STRUCTURE						\$0

CODE	PRIORITY	TOTAL
1	Must Do: Critical replacements of equipment & systems, replace evaporative cooling systems with refrigerated air, required code, safety & security items. (Life expectancy 0-2 years)	\$1,139,531
2	Should Do: Replacements of equipment & systems. (Life expectancy 3-5 years)	\$1,756,357
3	Would like to Do: Replacement of equipment & systems. (Life expectancy 6-10 years)	\$0
4	Future Consideration: Consider in strategic facility planning (Life Expectancy: 10+ years)	\$0

FACILITY CONDITION INDEX	
The Facility Condition Index (FCI) is used throughout the facility assessment industry as a general indicator of building health. The FCI is calculated by dividing the Facility Condition Repair Cost by the Current Replacement Value. As a rule of thumb, an FCI of 0% - 1% is considered New, 2% - 10% is considered Good, 11% - 30% is considered Fair, 31% - 60% is considered Poor, and over 60% is considered Critical.	
PRIORITY 1 TOTAL	\$1,139,531
PRIORITY 2 TOTAL	\$1,756,357
PRIORITY 3 TOTAL	\$0
PRIORITY 4 TOTAL	\$0
FACILITY CONDITION REPAIR COST	\$2,895,888
CURRENT REPLACEMENT VALUE (SQ.FT. X REPLACEMENT COST + SOFT COSTS)	\$119,788,224
FACILITY CONDITION INDEX	0.02
	GOOD