

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Architectural Inspection

K086

Asset: P.S. 86 - BROOKLYN, 220 IRVING AVENUE, New York, 11237

Inspection Id	Inspection Type	Time In	Last Edited
SA : K086	Architectural - Senior	2023-11-13 8:37 AM	2024-01-21 4:45 PM
AA : K086	Architectural - Associate	2023-11-13 8:33 AM	2024-01-21 4:53 PM

Asset Data

Question	Answer
Was the building fully accessible for inspection	Yes
Building Square Footage	37,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	4+B+Attic
Comments on the Number of Classrooms	17
Comments on the Year Built	1892
Student Population	361
Staff Population	77
Weather	Fair
Principal(s) Information	

Principal Name	Tina Moschella Andre
Organization	P.S. 86 - Brooklyn
Did you meet with this Principal?	Yes
Did this Principal provide feedback?	Yes
Summary of Principal's Feedback	The Principal's comments are as follows: 1. The interior lighting is not sufficient at the Main Entrance and in Rooms 209, 309 and 409. 2. The Playgrounds have damaged concrete. 3. The windows have inoperable balances. 4. The exterior doors are deteriorated. 6. The interior doors are deteriorated.

Custodian	Victor Core
Fireman	David Washington (Handyman)

Facade Photo



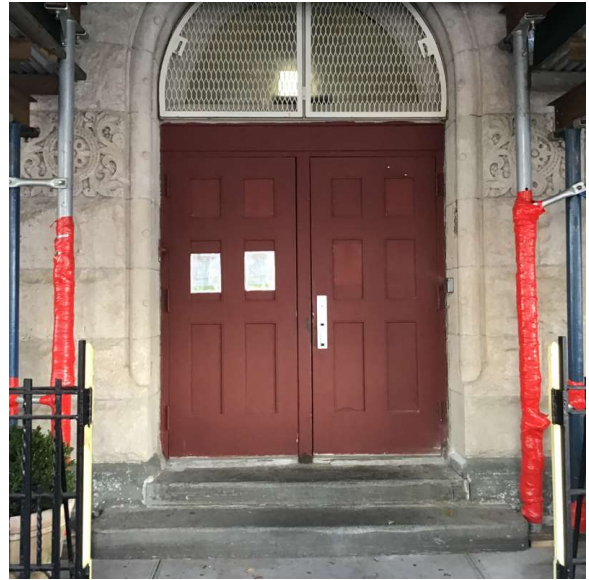
Corner of Irving Avenue and Green Avenue
 - West View

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Main Entrance Photo



Facade A - Irving Avenue

Roof Photo



Roof 3 - South View

Have any Systems/Major Building Components been upgraded?

Yes

Systems: Leaders/Gutters and Downspouts - repairs

Year: 2022

Systems: Exterior Walls, Foundation Walls (waterproofing) - repairs; Leaders/Gutters and Downspouts, Areaway (Gratings - partial), Vault/Ash Hoist Doors and Framing - replacement

Year: 2014

Systems: Roofing - replacement

Year: 2013

Systems: Windows, Exterior Guards - replacement

Year: 2000

Have there been any Building Additions?

No

Tandem Schools?

No

Leased Space?

No

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	PhotoImage
No condition recorded							

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Structural Engineer Required

Structural Condition Type	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	PhotoImage
No condition recorded						

Programmatic Accessibility

Programmatic Accessibility Status Question	Response
Is the primary or secondary entrance on an accessible route?	No

Physical Breakdown Structure	Exists	Required	Complies	Deficiency	Assistive Listening System	Fire Alarm Strobe
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PROGRAMMATIC ACCESSIBILITY

Exterior Routes

Exterior Entrances & Exits			No	Saddle height > 1/2"		
Exterior H/C Lifts	No	No				
Exterior Ramps and Railings	No	Yes				

Interior Routes

Corridor and Lobby H/C Lifts	No	No				
Interior Corridor Doors and Hardware	Yes		Yes			
Interior Corridors and Lobbies			Yes			
Interior Elevators	No					
Interior Lobby Doors and Hardware			Yes			
Interior Ramps	No					

Rooms & Spaces

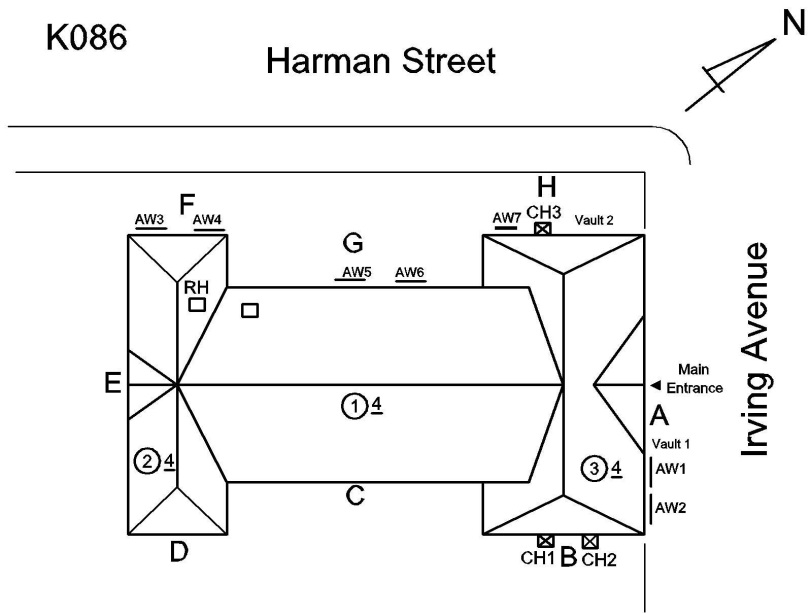
Art Rooms		No				
Auditorium		No				
Cafeteria	1st Floor	Yes	No	Not on Accessible Route	FM System	Yes
Classrooms	None on Accessible Route	Yes	No	Not on Accessible Route		
Computer Rooms		No				
Gymnasium		No				
Library	Room 300/302	Yes	No	Not on Accessible Route		
Main Office	Room 200	Yes	No	Not on Accessible Route		
Multi-purpose Room	1st Floor, 4th Floor	Yes	No	Not on Accessible Route	FM System	Yes
Nurse's Room	Room 110	Yes	No	Not on Accessible Route		
Pool		No				
Science Lab		No				
Toilet Rooms (Boys)	None on Accessible Route	Yes	No	Not on Accessible Route		
Toilet Rooms (Girls)	None on Accessible Route	Yes	No	Not on Accessible Route		
Toilet Rooms (Staff)	None on Accessible Route	Yes	No	Not on Accessible Route		

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Building Template



Inspection

Question	Response
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Architectural

EXTERIOR

Inspected

AREAWAY

Inspected

Instance on AW1-AW7

Inspected

Instance Condition

3 - Fair

Instance Quantity

7

Instance Quantity Uom

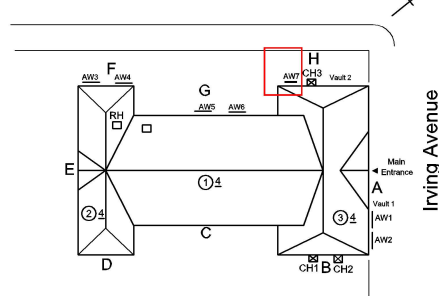
EACH

Deficiency

AREAWAY WALLS: DETERIORATED COPING STONE

Roof Plan reference

K086 Harman Street



Deficiency Quantity

10

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

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Question

Response

EXTERIOR

AREAWAY

Deficiency Photo1



AW7

Violations

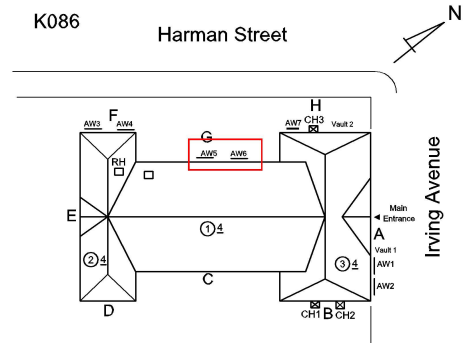
No violations recorded.

Deficiency

AREAWAY WALLS: DETERIORATED JOINTS

Roof Plan reference

K086



Deficiency Quantity

100

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Areaway 5, 6

Violations

No violations recorded.

AWNINGS AND CANOPIES

Does not Exist

CHIMNEY

Inspected

Material Type(s)

Masonry

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

COPING

Does not Exist

CORNICE

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

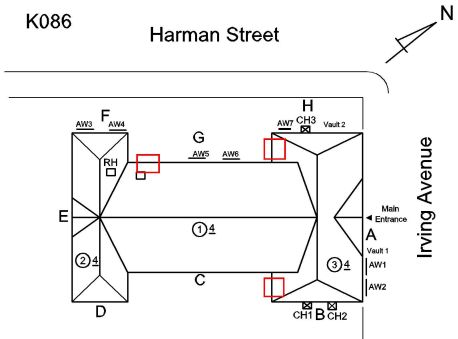

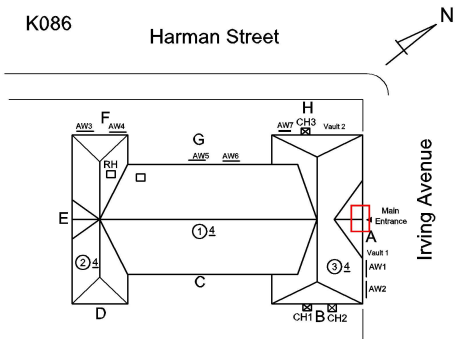
DOORS

Inspected

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Question	Response
EXTERIOR	
DOORS	
DOORS AND FRAMES	Inspected
Condition	5 - Poor
Deficiency	METAL: DETERIORATED DOOR AND FRAME - MAJOR DETERIORATION
Roof Plan reference	<p>K086 Harman Street</p> 
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo1	 <p>Facade C - Exit 1</p>
Violations	No violations recorded.
Deficiency	METAL: DETERIORATED DOOR - MINOR DETERIORATION
Roof Plan reference	<p>K086 Harman Street</p> 
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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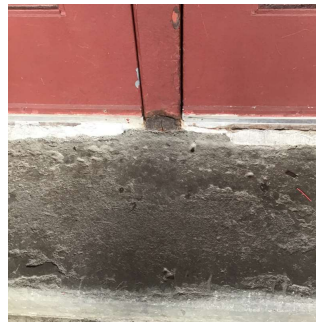
Question	Response
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EXTERIOR

DOORS

DOORS AND FRAMES

Deficiency Photo1



Facade A - Main Entrance

Violations

No violations recorded.

DOOR HARDWARE

Inspected

Condition

3 - Fair

Deficiency

No deficiencies recorded

LINTELS

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

TRANSOM/SIDE LIGHT

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

EXTERIOR WALLS

Inspected

Material Type(s)

Concrete, Masonry

Replacement Quantity

26,000

Replacement Uom

S.F.

Instance on All Facades

Inspected

Instance Condition

3 - Fair

Instance Quantity

26,000

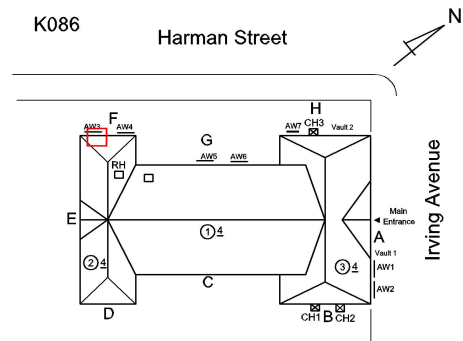
Instance Quantity Uom

S.F.

Deficiency

BRICK: DETERIORATED MASONRY SILLS - MAJOR

Roof Plan reference



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Question

Response

EXTERIOR

EXTERIOR WALLS

Elevation



Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REMOVE AND REPLACE

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade F

Violations

No violations recorded.

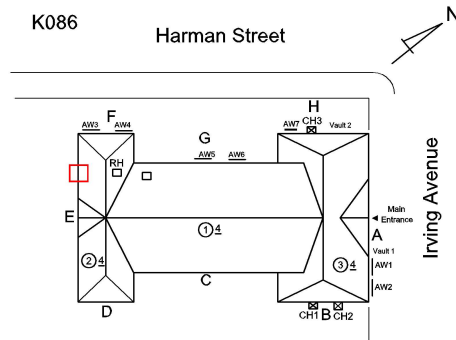
Deficiency

BRICK: MINOR CRACKS AND SPALLING

Roof Plan reference

K086

Harman Street



Elevation



Deficiency Quantity

30

Quantity Uom

S.F.

Potential Action

RESTITCH

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Question

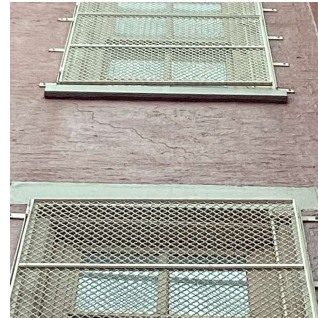
Response

EXTERIOR

EXTERIOR WALLS

Urgency of Action
Purpose of Action
Deficiency Photo1

PRIORITY 3
LEVEL 2



Facade E

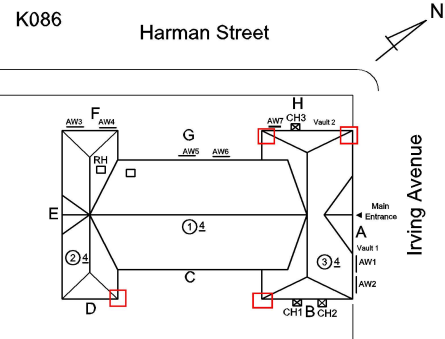
Violations

No violations recorded.

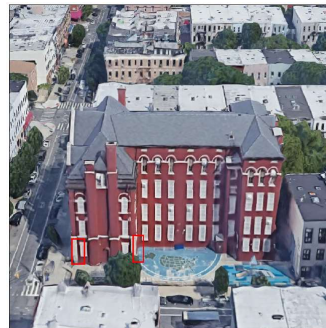
Deficiency

STONE: DETERIORATED JOINTS

Roof Plan reference



Elevation



Deficiency Quantity

50

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade A

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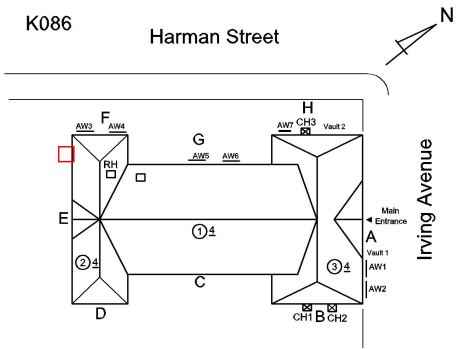

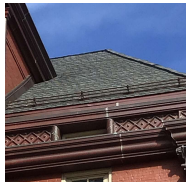
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Question	Response
EXTERIOR	
EXTERIOR WALLS	
Violations	No violations recorded.
Deficiency	BRICK: WATER INFILTRATION IN INSTRUCTIONAL SPACE
Roof Plan reference	<p>K086</p>
Elevation	
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo1	<p>Facade E - Room 407</p>
Violations	No violations recorded.
EXTERIOR SOFFITS	Does not Exist
LOADING DOCK	Does not Exist
LOUVER	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
PARAPETS	Does not Exist
PLAZA DECK	Does not Exist
ROOF	Inspected
Roofing	Inspected
Replacement Quantity	10,000

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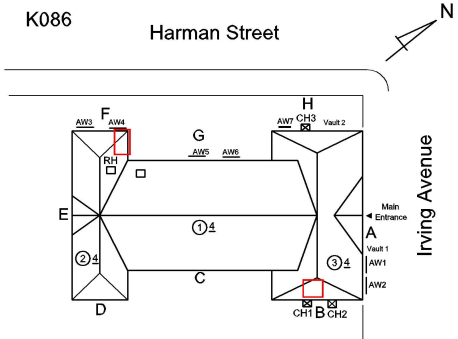

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Question	Response
EXTERIOR	
ROOF	
Roofing	
Replacement Uom	S.F.
ROOF HATCH/SMOKE HATCH	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	
Condition	3 - Fair
Deficiency	DAMAGED/MISSING
Roof Plan reference	<div style="display: flex; align-items: center;"> <div style="margin-right: 20px;"> <p>K086</p> <p>Harman Street</p> <p>Irving Avenue</p> </div>  </div>
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo1	 <p>Facade E</p>
Violations	No violations recorded.
ROOF BARRIER/FENCE	
	Does not Exist
ROOF CAGE	
	Does not Exist
ROOFING	
	Inspected
Instance on Asphalt Shingle: Roofs 1 - 3	Inspected
Instance Condition	4 - Between Fair and Poor
Instance Photo	
	Roof 3
Instance Quantity	10,000
Instance Quantity Uom	S.F.

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Question	Response
EXTERIOR	
ROOF	
Roofing	
ROOFING	
Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?	No
Does this roof instance have a Sustainable Roof System?	No
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	2013
Source of Installation	Custodial Staff
Deficiency	ASPHALT SHINGLE: ROOFING: MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
Roof Plan reference	K086 
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE ROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Roof 2 - Stair C/4 (shown), Roof 3 - Room 401 (similar) No violations recorded.
ROOFING DRAINS	Does not Exist
Specialties	Inspected
BULKHEAD/PENTHOUSE	Does not Exist
CUPOLA/ SPIRES/ TOWERS	Does not Exist
DORMER	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
DUNNAGE STEEL	Does not Exist
SKYLIGHT/ROOF VENT	Does not Exist
ROOF/GRAVITY TANK	Inspected
Condition	3 - Fair
Deficiency	TANK: NOT IN USE - MAJOR DETERIORATION

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Question **Response**

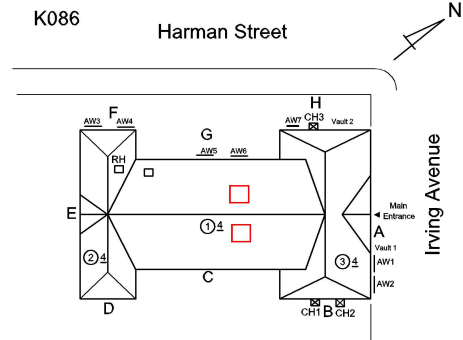
EXTERIOR

ROOF

Specialties

ROOF/GRAVITY TANK

Roof Plan reference



Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action
Purpose of Action
Deficiency Photo1

2
EACH
REMOVE
PRIORITY 1
LEVEL 1



Attic
No violations recorded.

Violations

STAIRS/RAMPS: EXTERIOR

Inspected

BUILDING CHEEK/FLANK WALLS

Does not Exist

RAILINGS

Does not Exist

STAIRS/RAMPS

Inspected

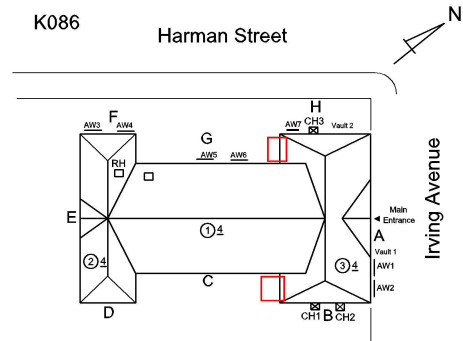
Condition

4 - Between Fair and Poor

Deficiency

STONE: CRACKS/SPALLING - MAJOR

Roof Plan reference



Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action

20
S.F.
REPLACE
PRIORITY 4

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Question	Response
EXTERIOR	
STAIRS/RAMPS: EXTERIOR	
STAIRS/RAMPS	
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Facade G - Exit 2 No violations recorded.
Deficiency	STONE: CRACKS/SPALLING - MINOR
Roof Plan reference	K086 Harman Street
	
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Facade A - Main Entrance No violations recorded.
WINDOWS	Inspected
Replacement Quantity	4,500
Replacement Uom	S.F.
EXTERIOR GUARDS	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LINTELS	Inspected
Condition	2 - Between Good and Fair

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Question	Response
EXTERIOR	
WINDOWS	
LINTELS	Inspected
Deficiency	No deficiencies recorded
WINDOWS	Inspected
Material Type(s)	Aluminum
Instance on Aluminum - Double Hung: All Facades	Inspected
Instance Condition	3 - Fair
Instance Quantity	4,300
Instance Quantity Uom	S.F.
Are these windows insulated	No
Installation Year	2000
Source of Installation	Custodial Staff
Deficiency	ALUMINUM - DOUBLE HUNG: INOPERABLE BALANCE
Roof Plan reference	K086
Elevation	
Deficiency Quantity	72
Quantity Uom	EACH
Potential Action	REPLACE BALANCES
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance on Aluminum - Other: Attic and Stairs	Inspected
Instance Condition	3 - Fair
Instance Quantity	200
Instance Quantity Uom	S.F.
Are these windows insulated	No
Installation Year	2000
Source of Installation	Custodial Staff
Deficiency	No deficiencies recorded
INTERIOR	Inspected

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Question	Response
INTERIOR	
POOLS	Does not Exist
STRUCTURAL	Inspected
COLUMNS/BEAMS/BEARING WALLS	Inspected
Condition	3 - Fair
Deficiency	STEEL COLUMNS/BEAMS: DETERIORATED CONCRETE FIREPROOFING
Deficiency Location/Instance	Basement - Oil Tank Room
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 5
Deficiency Photo1	
	Oil Tank Room
Violations	No violations recorded.
FLOOR STRUCTURE	Inspected
Condition	3 - Fair
Deficiency	CONCRETE SLAB ON GRADE: THRU CRACKS
Deficiency Location/Instance	Basement Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo1	
	Basement Entrance
Violations	No violations recorded.
Deficiency	CONCRETE: CRACKS/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Basement Main Storage Room
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 4

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Question	Response
INTERIOR	
STRUCTURAL	
FLOOR STRUCTURE	
Purpose of Action	LEVEL 5
Deficiency Photo1	
	Basements Main Storage Room
Violations	No violations recorded.
FOUNDATION WALLS	
Material Type(s)	Inspected Masonry
Condition	5 - Poor
Deficiency	STONE RUBBLE: WATER INFILTRATION IN ELECTRICAL PANEL ROOM
Deficiency Location/Instance	Basement - Electrical Panel Room
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	
	Electrical Panel Room
Violations	35672518Y
Deficiency	BRICK: DETERIORATED JOINTS
Deficiency Location/Instance	Basement - Gas Meter Room
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5

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Question	Response
INTERIOR	
STRUCTURAL	
FOUNDATION WALLS	
Deficiency Photo1	
Violations	Gas Meter Room No violations recorded.
Deficiency	STONE RUBBLE: WATER INFILTRATION IN NON-INSTRUCTIONAL SPACE
Deficiency Location/Instance	Kitchen Storage Room, Area Outside Kitchen Storage near Areaway 7, Boiler Room, Corridor Outside Boiler Room, Paint Room, Oil Tank Room
Deficiency Quantity	600
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 5
Deficiency Photo1	
Violations	Area Outside Kitchen Storage near Areaway No violations recorded.
ROOF STRUCTURE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
VAULTS-BUNKERS	Inspected
Foundation Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Slab Structure	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Vault/Ash Hoist Doors and Framing	Inspected
Condition	5 - Poor
Deficiency	WATER INFILTRATION
Deficiency Location/Instance	Basement - Kitchen Storage Room Vault
Deficiency Quantity	10
Quantity Uom	S.F.

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Question	Response
INTERIOR	
STRUCTURAL	
VAULTS-BUNKERS	
Vault/Ash Hoist Doors and Framing	
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Basement - Kitchen Storage Room Vault No violations recorded.
Deficiency	DETERIORATED/DAMAGED VAULT/ASH HOIST DOORS AND FRAMING
Deficiency Location/Instance	Basement - Boiler Room Vault
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Basement - Boiler Room Vault No violations recorded.
AUDITORIUM	Does not Exist
CAFETERIA	Inspected
Instance on 1st Floor (800 SF)	Inspected
Ceiling	
Instance on 1st Floor (800 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 1st Floor (800 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Equipment	
Instance on 1st Floor (800 SF)	Does not Exist

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INTERIOR	
CAFETERIA	
Floor Finish	
Instance on 1st Floor (800 SF)	Inspected
Condition	5 - Poor
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near Serving Area, Center, Near Main Entrance
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Serving Area No violations recorded.
Sliding-folding Partition	
Instance on 1st Floor (800 SF)	Does not Exist
Stage	
Instance on 1st Floor (800 SF)	Does not Exist
Walls	
Instance on 1st Floor (800 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 1st Floor (800 SF)	Does not Exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Condition	5 - Poor
Deficiency	WOOD: DETERIORATED DOOR
Deficiency Location/Instance	Rooms 200, 301A, 405
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
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INTERIOR

CLASSROOMS/CORRIDORS/ADMIN SPACES

Door(s)

Deficiency Photo1



Room 405

Violations

No violations recorded.

Deficiency

METAL CLAD WOOD: DETERIORATED DOOR

Deficiency Location/Instance

Rooms 201, 204, 305, 404, 408, and others

Deficiency Quantity

8

Quantity Uom

EACH

Potential Action

MAINTENANCE

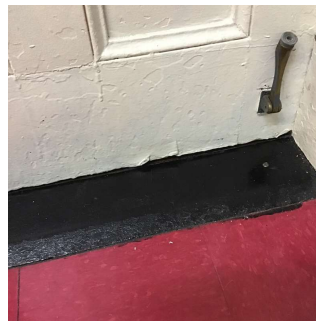
Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Room 408

Violations

No violations recorded.

Floor Finish

Inspected

Condition

3 - Fair

Deficiency

VINYL TILES: DETERIORATED SUBSTRATE

Deficiency Location/Instance

Rooms 201, 205, 310, Corridor near Rooms 303, 310, and others

Deficiency Quantity

350

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2


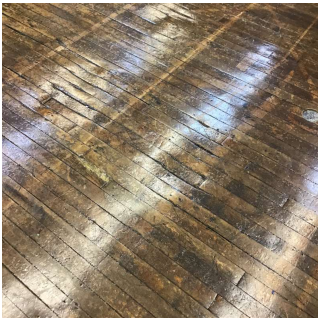
Deficiency Photo1



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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Floor Finish	
Violations	Room 310 No violations recorded.
Deficiency	VINYL TILES: BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Room 203
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 203 No violations recorded.
Deficiency	WOOD: DAMAGED/DETERIORATED
Deficiency Location/Instance	Rooms 100, 401, 404
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 100 No violations recorded.
Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	PLASTER: CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Room 407
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Walls	
Deficiency Photo1	
Violations	Room 407 No violations recorded.
Specialties	Does not Exist
GYMNASIUM	Does not Exist
INTERIOR DOOR HARDWARE	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
INTERIOR GUARDS	Inspected
Condition	2 - Between Good and Fair
Deficiency	DETERIORATED/TORN-OUT/MISSING
Deficiency Location/Instance	Stair A/4
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair A/4 No violations recorded.
KITCHEN	Inspected
Instance on 1st Floor (600 SF)	Inspected
Ceiling	Inspected
Instance on 1st Floor (600 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	PLASTER: CRACKS/SPALLING
Deficiency Location/Instance	Near Windows
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
INTERIOR	
KITCHEN	
Ceiling	
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Windows
Violations	No violations recorded.
Door(s)	
Instance on 1st Floor (600 SF)	Not Required
Floor Finish	
Instance on 1st Floor (600 SF)	Inspected
Condition	5 - Poor
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near Stair D, Center, Near Serving Area
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Stair D
Violations	No violations recorded.
Walls	
Instance on 1st Floor (600 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LIBRARY	
Instance on Room 300/302	Inspected
Built-in Furnishing	
Instance on Room 300/302	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Ceiling	
Instance on Room 300/302	Inspected

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Question	Response
INTERIOR	
LIBRARY	
Ceiling	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on Room 300/302	Inspected
Condition	4 - Between Fair and Poor
Deficiency	WOOD: DETERIORATED DOOR
Deficiency Location/Instance	Office, Room 300 Entrance
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Room 300 Entrance
Violations	No violations recorded.
Floor Finish	
Instance on Room 300/302	Inspected
Condition	4 - Between Fair and Poor
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Left Side, Right Side
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Left Side
Violations	No violations recorded.
Walls	
Instance on Room 300/302	Inspected
Condition	2 - Between Good and Fair

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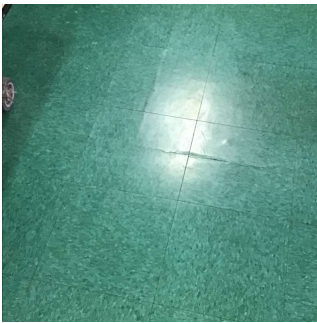
K086

Question	Response
INTERIOR	
LIBRARY	Inspected
Walls	
Deficiency	No deficiencies recorded
LOCKER ROOM	Does not Exist
MULTI-PURPOSE ROOM	Inspected
Instance on 1st Floor (2000 SF)	Inspected
Instance on 4th Floor	Inspected
Ceiling	
Instance on 1st Floor (2000 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	PLASTER: CRACKS/SPALLING
Deficiency Location/Instance	Near Stair C
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Stair C
Violations	No violations recorded.
Door(s)	
Instance on 1st Floor (2000 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 4th Floor	Not Required
Fixed Equipment	
Instance on 1st Floor (2000 SF)	Does not Exist
Instance on 4th Floor	Does not Exist
Floor Finish	
Instance on 1st Floor (2000 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Center, Near Stair C, Near Main Entrance
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
MULTI-PURPOSE ROOM	Inspected
Floor Finish	
Deficiency Photo1	
	Near Stair C
Violations	No violations recorded.
Sliding-folding Partition	
Instance on 1st Floor (2000 SF)	Does not Exist
Instance on 4th Floor	Does not Exist
Stage	
Instance on 4th Floor	Inspected
Instance on 1st Floor (2000 SF)	Does not Exist
Stage	
Instance on 4th Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Stage Curtain Rigging	
Instance on 4th Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Stage Curtains	
Instance on 4th Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Walls	
Instance on 1st Floor (2000 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 4th Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 4th Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 1st Floor (2000 SF)	Does not Exist
SCIENCE DEMO ROOM	Does not Exist
SCIENCE LAB	Does not Exist
SCIENCE PREP ROOM	Does not Exist
SHOWER ROOM	Does not Exist
STAIRS/RAMPS: INTERIOR	
Do Letter Stair Signs Exist?	Partially

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Ceiling	Inspected
Condition	2 - Between Good and Fair
Deficiency	PLASTER: CRACKS/SPALLING
Deficiency Location/Instance	Stair C/4
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair C/4 No violations recorded.
Deficiency	METAL PAN: DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Stair C/4
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair C/4 No violations recorded.
Door(s)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Partition	Inspected
Condition	2 - Between Good and Fair
Deficiency	GLASS PANEL: DAMAGED/DETERIORATED
Deficiency Location/Instance	Stair C/1,3
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
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INTERIOR

STAIRS/RAMPS: INTERIOR

Partition

Urgency of Action
Purpose of Action
Deficiency Photo1

PRIORITY 3
LEVEL 2



Stair C/3

Violations

No violations recorded.

Railings

Inspected

Condition

3 - Fair

Deficiency

METAL: MISSING

Deficiency Location/Instance

Stairs C/1, D/1

Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 5

Purpose of Action

LEVEL 6

Deficiency Photo1



Stair D/1

Violations

No violations recorded.

Stairs and Landings

Inspected

Condition

2 - Between Good and Fair

Deficiency

STONE: BROKEN/MISSING

Deficiency Location/Instance

Stair C/1

Deficiency Quantity

10

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

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Question	Response
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INTERIOR

STAIRS/RAMPS: INTERIOR

Stairs and Landings

Deficiency Photo1



Stair C/1

Violations

No violations recorded.

Deficiency

VINYL TILES: BROKEN/DETERIORATED/MISSING TILES

Deficiency Location/Instance

Stair C/1

Deficiency Quantity

15

Quantity Uom

S.F.

Potential Action

REPLACE

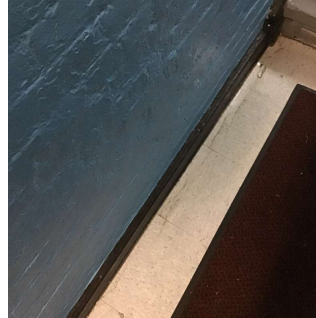
Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Stair C/1

Violations

No violations recorded.

Walls

Inspected

Condition

2 - Between Good and Fair

Deficiency

PLASTER: CRACKS/SPALLING

Deficiency Location/Instance

Stairs A/2, B/2

Deficiency Quantity

20

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Walls	
Violations	Stair B/2 No violations recorded.
Deficiency	BRICK: CRACKS/SPALLING
Deficiency Location/Instance	Stairs C/1 Vestibule, D/1
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair C/1 Vestibule No violations recorded.
TOILET ROOMS - STAFF	
Ceiling	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	Inspected
Condition	5 - Poor
Deficiency	WOOD: DETERIORATED DOOR
Deficiency Location/Instance	In Room 210
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	In Room 210 No violations recorded.
Floor Finish	
Condition	3 - Fair

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Question	Response
INTERIOR	
TOILET ROOMS - STAFF	
Floor Finish	
Deficiency	CONCRETE: CRACKS
Deficiency Location/Instance	In Room 110
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	In Room 110
Violations	No violations recorded.
Stalls	Does not Exist
Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	PLASTER: CRACKS/SPALLING
Deficiency Location/Instance	In Room 210
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	In Room 210
Violations	No violations recorded.
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	1st Floor Staff
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
TOILET ROOMS - STAFF	
Walls	
Deficiency Photo1	
	1st Floor Staff
Violations	No violations recorded.
TOILET ROOMS - STUDENTS	
Ceiling	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	Inspected
Condition	5 - Poor
Deficiency	WOOD: DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	1st Floor Boys
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	1st Floor Boys
Violations	No violations recorded.
Floor Finish	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Stalls	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	CERAMIC TILE: BROKEN/ MISSING
Deficiency Location/Instance	1st Floor Boys
Deficiency Quantity	10
Quantity Uom	S.F.

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Question	Response
INTERIOR	
TOILET ROOMS - STUDENTS	
Walls	
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	1st Floor Boys
Violations	No violations recorded.
LIFE SAFETY	Inspected
F.D. HOLDING AREA	Does not Exist
STEEL STAIRS	Does not Exist
SITE	Inspected
CONTAINERIZATION	Does not Exist
Drainage System for Asphalt	Does not Exist
Drainage System for Concrete	Inspected
Catch Basins/Manhole - Surrounded by concrete	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Concrete Covering	Does not Exist
Drainage System for Soil	Does not Exist
DRINKING FOUNTAINS	Does not Exist
FENCES	Inspected
Condition	2 - Between Good and Fair
Deficiency	CONCRETE CURB: DAMAGED/DETERIORATED
Deficiency Location/Instance	Harman Street, Near Playground
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Playground

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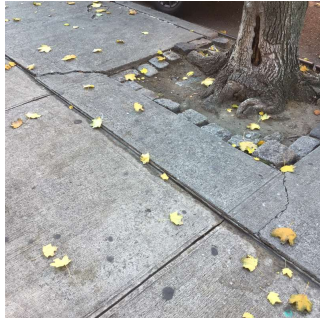
K086

Question	Response
SITE	
FENCES	Inspected
Violations	No violations recorded.
IRRIGATION SYSTEM	Does not Exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Does not Exist
Concrete	Inspected
Condition	3 - Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Rear of Building
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Rear of Building No violations recorded.
Pavers	Does not Exist
Student Use	Inspected
Gravel Exists?	No
Asphalt	Does not Exist
Concrete	Inspected
Condition	3 - Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Harman Street Schoolyard, East Schoolyard
Deficiency Quantity	325
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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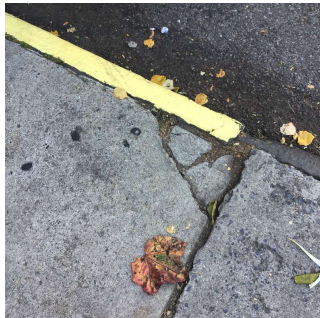
K086

Question	Response
SITE	
PAVING	Inspected
Student Use	
Concrete	Inspected
Deficiency Photo1	
Violations	Harman Street Schoolyard No violations recorded.
Pavers	Does not Exist
Site Sidewalks & Walkways	Inspected
Asphalt	Does not Exist
Concrete	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not Exist
DOT Sidewalk	Inspected
Asphalt	Does not Exist
Concrete	Inspected
Condition	4 - Between Fair and Poor
Deficiency	HEAVING
Deficiency Location/Instance	Harman Street
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 4
Deficiency Photo1	
Violations	Harman Street 56730
Deficiency	DAMAGED CURBS
Deficiency Location/Instance	Irving Avenue, Harman Street
Deficiency Quantity	75
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4

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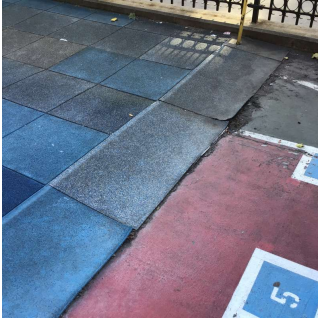
K086

Question	Response
SITE	
PAVING	
DOT Sidewalk	
Concrete	
Purpose of Action	LEVEL 4
Deficiency Photo1	
	Irving Avenue
	56730
Violations	
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Irving Avenue, Harman Street
Deficiency Quantity	475
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 4
Deficiency Photo1	
	Irving Avenue
	56730
Violations	
Pavers	Does not Exist
PLAYGROUNDS	Inspected
Instance on North Schoolyard	Inspected
Benches	
Instance on North Schoolyard	Does not Exist
Fence	
Instance on North Schoolyard	Does not Exist
Pavement	
Instance on North Schoolyard	Does not Exist
Play Equipment	
Instance on North Schoolyard	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Safety Surfacing	
Instance on North Schoolyard	Inspected
Condition	2 - Between Good and Fair

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Question	Response
SITE	
PLAYGROUNDS	
Safety Surfacing	
Deficiency	DETERIORATED/MISSING
Deficiency Location/Instance	Right Side, Left Side, Center
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Right Side No violations recorded.
Unpaved Area	
Instance on North Schoolyard	Does not Exist
PLAYING SURFACE	Does not Exist
RETAINING WALLS	Does not Exist
SEATING	Inspected
Benches	Inspected
Concrete	Does not Exist
Metal/Wood/Plastic	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Bleachers	Does not Exist
SITE WALLS (NOT RETAINING WALLS)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
STAIRS/RAMPS: EXTERIOR	Does not Exist
ARTWORK	Does not Exist