

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

K145

Asset: P.S. 145 - BROOKLYN, 100 NOLL STREET, New York, 11206

| Inspection Id | Inspection Type | Time In | Last Edited |
|---------------|-----------------|--------------------|--------------------|
| ME : K145 | Mechanical | 2024-02-22 8:08 AM | 2024-04-15 5:56 AM |

Asset Data

| Question | Answer |
|--------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Are there fuel tanks? | Yes |
| Total # of above ground tanks | 1 |
| Total capacity of all above ground tanks in gal. | 10,000 |
| Total # of below ground tanks | 0 |
| Total capacity of all below ground tanks in gal. | 0 |
| Total # of water main service entries to the asset | 2 |
| MERs/Fan Rooms Locations | Boiler Room MER, Sub-Basement MER, Penthouse Fan Room, Steam Condensate Return Pumping System Room adjacent to Boiler Room |
| Are there any spaces with Missing or Defective CO Detectors? | No |
| Are there any Emergency Stop Switches with Missing Hammers? | No |
| Are there any Painted/Obstructed Sprinkler Heads? | Yes |
| Location(s) | Paint Room, Kitchen Office, Auditorium Stage, Janitor Room adjacent to Kitchen, Storage Room and Book Room in Stair A between 1st and 2nd Floor |
| Have any Systems/Major Building Components been upgraded? | Yes Systems: Climate Control System - Electric System (Heat-Timer); Kitchen - Gas System: Master Gas Control Valve Years: 2022 Systems: Electric Domestic Water Heater in Kitchen; Fixtures - Toilets, Urinals; CO/Gas Leak Detection Years: 2018 Systems: DX Split System for Telephone Room 113B (1 of 2); MDF Room - Dedicated A/C Equipment (DX Split System) Years: 2017 Systems: Terminal Unit Thermostatic Traps Years: 2016 Systems: F&T/Steam Drip Traps (90%) Years: 2015 Systems: Sump Pumps (2 of 3) Years: 2013 |

Priority Condition

| Priority Condition Exist Last Year? | Priority Category | Condition Description | Component Affected | Location Description | Person(s) Notified | Person(s) Title | Status | PhotoImage |
|-------------------------------------|-----------------------------------|--------------------------------------------------------------|----------------------------------------------|-----------------------------|--------------------|-----------------|-------------|------------|
| No | Defective Boiler Safety Auxiliary | Defective Low Water Cut-off (Low level Alarm does not sound) | HEATING PLANT Boiler System Steam Boiler | Boiler Room/Boiler #2 | Jean Louis | Fireman | Sent to DSF | |
| Yes | Defective CO/Gas Leak Detection | System defective | GAS SERVICE CO/Gas Leak Detection | Boiler Room, Gas Meter Room | Jean Louis | Fireman | Sent to DSF | |

Inspection

| Question | Response |
|--------------------------------------------------------------------|----------------|
| Mechanical | |
| AIR CONDITIONING | Inspected |
| Chilled Water System | Does not Exist |
| Condenser Water Distribution: Piping, Pumps and Auxiliaries | Does not Exist |
| Cooling Coil in Ductwork | Does not Exist |

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| Question | Response |
|---------------------------------------------|---------------------------------------|
| AIR CONDITIONING | |
| Cooling Tower | Does not Exist |
| DX Split System | Inspected |
| Indoor Unit | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Outdoor Unit | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Dry Cooler | Does not Exist |
| Packaged / Rooftop Unit | Inspected |
| Instance | Building Addition Roof |
| Instance Condition | 5 - Poor |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Source of Heating | N/A |
| Refrigerant Type | R-22 |
| Instance Manufacturer | Carrier |
| Equipment | N/A |
| Capacity/Size Quantity | 12 |
| Capacity/Size UOM | Tons |
| Source of Capacity/Size | Inspector Estimate |
| Installation Year | 1999 |
| Source of Installation | Inspector Estimate |
| Deficiency | UP TO 20 TONS: DEFECTIVE UNIT |
| Deficiency Location/Instance | Building Addition Roof |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Packaged Terminal A/C | Does not Exist |
| Refrigerant Leak Detection System | Does not Exist |
| Refrigerant Piping | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Return Fan | Does not Exist |
| CENTRAL ACID WASTE NEUTRALIZING TANK | Does not Exist |
| CLIMATE CONTROL SYSTEM | Inspected |
| BMS | Does not Exist |
| Pneumatic System | Inspected |
| Instance | Throughout |
| Instance Condition | 3 - Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Building Area Covered by Operational System | 41-60% |
| Deficiency | DEFECTIVE TERMINAL UNIT CONTROL VALVE |

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| Question | Response |
|------------------------------------------------|--------------------------------------------|
| CLIMATE CONTROL SYSTEM | |
| Pneumatic System | |
| Deficiency Location/Instance | Various Classrooms, Offices, and Corridors |
| Deficiency Quantity | 30 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| <hr/> | |
| Deficiency | DEFECTIVE TEMPERATURE CONTROL THERMOSTAT |
| Deficiency Location/Instance | Various Classrooms and Offices |
| Deficiency Quantity | 30 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| <hr/> | |
| Hybrid System | Does not Exist |
| <hr/> | |
| Electric System | Inspected |
| Instance | Throughout (Heat-Timer) |
| Instance Condition | 1 - Good |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Building Area Covered by Operational System | 81-100% |
| Deficiency | No deficiencies recorded |
| <hr/> | |
| COMPACTOR | Does not Exist |
| <hr/> | |
| CONVEYING | Inspected |
| <hr/> | |
| Dumbwaiter | Does not Exist |
| <hr/> | |
| Elevator | Inspected |
| Are all the existing elevators operable? | Yes |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| <hr/> | |
| Escalator | Does not Exist |
| <hr/> | |
| Non-auditorium Handicap Lift - Vertical | Does not Exist |
| <hr/> | |
| Non-auditorium Handicap Lift - Stair | Does not Exist |
| <hr/> | |
| Ash Hoist | Does not Exist |
| <hr/> | |
| Sidewalk Elevator | Does not Exist |
| <hr/> | |
| DOMESTIC WATER SYSTEM | Inspected |
| <hr/> | |
| Domestic Cold Water System | Inspected |
| <hr/> | |
| Gravity System | Does not Exist |
| <hr/> | |
| Pressure Booster System | Inspected |
| <hr/> | |
| Electric Pressure Booster System | Does not Exist |
| <hr/> | |
| Hydraulic/Pneumatic Booster System | Inspected |
| <hr/> | |
| Water Pressure Booster - Compressor | Inspected |
| Condition | 3 - Fair |
| Deficiency | NOT IN USE |

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|--------------------------------------------|------------------------------------------------|
| DOMESTIC WATER SYSTEM | |
| Domestic Cold Water System | |
| Pressure Booster System | |
| Hydraulic/Pneumatic Booster System | |
| Water Pressure Booster - Compressor | |
| Deficiency Location/Instance | Boiler Room MER |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | NO ACTION |
| Urgency of Action | PRIORITY 1 |
| Purpose of Action | LEVEL 1 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Pressure Booster Pump | |
| Condition | Inspected |
| Deficiency | 3 - Fair |
| Deficiency | NOT IN USE |
| Deficiency Location/Instance | Boiler Room MER |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | NO ACTION |
| Urgency of Action | PRIORITY 1 |
| Purpose of Action | LEVEL 1 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Domestic Cold Water Tank | |
| Condition | Inspected |
| Deficiency | 3 - Fair |
| Deficiency | NOT IN USE |
| Deficiency Location/Instance | Boiler Room MER |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | NO ACTION |
| Urgency of Action | PRIORITY 1 |
| Purpose of Action | LEVEL 1 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Water Service | |
| Instance | Inspected |
| Instance Condition | Boiler Room |
| Instance Quantity | 3 - Fair |
| Instance Quantity Uom | 1 |
| Deficiency | EACH |
| Deficiency | WATER MAIN: MISSING BACKFLOW PREVENTION DEVICE |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | INSTALL |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |

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| Question | Response |
|-----------------------------------------------|------------------------------------------------|
| DOMESTIC WATER SYSTEM | |
| Domestic Cold Water System | |
| Water Service | |
| Instance | Sub-Basement MER |
| Instance Condition | 3 - Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Deficiency | WATER MAIN: MISSING BACKFLOW PREVENTION DEVICE |
| Deficiency Location/Instance | Sub-Basement MER |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | INSTALL |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Domestic Hot Water System | Inspected |
| Domestic Hot Water Remote Storage Tank | Does not Exist |
| Domestic Water Heat Exchanger | Does not Exist |
| Electric Domestic Water Heater | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Heat Pump Domestic Water Heater | Does not Exist |
| Gas Fired Domestic Water Heater | Inspected |
| Instance | Boiler Room |
| Instance Condition | 3 - Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Instance Manufacturer | PVI |
| Equipment | N/A |
| Capacity/Size Quantity | 400 |
| Capacity/Size UOM | MBH Input |
| Capacity/Size2 Quantity | 225 |
| Capacity/Size2 UOM | Gallons |
| Source of Capacity/Size | Documented |
| Installation Year | 1999 |
| Source of Installation | Documented |
| Deficiency | DEFECTIVE UNIT |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Oil Fired Domestic Water Heater | Does not Exist |
| Domestic Water Distribution Piping | Inspected |
| Condition | 3 - Fair |

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|--------------------------------------------------------|-----------------------------------------------------------|
| DOMESTIC WATER SYSTEM | |
| Domestic Water Distribution Piping | |
| Deficiency | DEFECTIVE DOMESTIC HOT WATER CIRCULATING PUMP |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| DRAIN/WASTE/VENT AND STORM SYSTEM | |
| | Inspected |
| Interior Storm Piping | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Sewage/Waste/Vent Piping | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | INTERIOR FLOOR DRAIN: DEFECTIVE |
| Deficiency Location/Instance | Boiler Room (Clogged) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Sewage Ejector Pump | |
| | Does not Exist |
| Sump Pump | |
| | Inspected |
| Condition | 4 - Between Fair and Poor |
| Deficiency | DEFECTIVE/DETERIORATED |
| Deficiency Location/Instance | Boiler Room, Sub-Basement MER (temporary pumps installed) |
| Deficiency Quantity | 2 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER) | |
| | Does not Exist |
| FIXTURES | |
| | Inspected |
| Staff And Other | |
| | Inspected |
| Janitor Sink | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Lavatory/Sink | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Toilet | |
| | Inspected |
| Condition | 1 - Good |

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| Question | Response |
|-------------------------------------|---------------------------------------------------------|
| FIXTURES | |
| Staff And Other | |
| Toilet | Inspected |
| Deficiency | No deficiencies recorded |
| Urinal | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Student | Inspected |
| Drinking Fountain | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Lavatory/Sink | Inspected |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.) |
| Deficiency Location/Instance | Cafeteria Boys Toilet Room, 3rd Floor Girls Toilet Room |
| Deficiency Quantity | 2 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Locker Room Shower | Does not Exist |
| Sink And Fountain Combo Unit | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Toilet | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Urinal | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| GAS FIRED FURNACE | Does not Exist |
| GAS SERVICE | Inspected |
| Gas Distribution Piping | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Gas Meter Room Exhaust Fan | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Gas Meter Room Vent | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Gas Pressure Booster | Does not Exist |
| CO/Gas Leak Detection | Inspected |
| Instance | Boiler Room, Gas Meter Room |
| Instance Condition | 3 - Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Installation Year | 2018 |

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| Question | Response |
|-----------------------------------------------|------------------------------------------|
| GAS SERVICE | |
| CO/Gas Leak Detection | |
| Source of Installation | Inspector Estimate |
| Deficiency | DEFECTIVE SYSTEM |
| Deficiency Location/Instance | Boiler Room, Gas Meter Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPAIR |
| Urgency of Action | PRIORITY 5 |
| Purpose of Action | LEVEL 6 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| HEATING | |
| | Inspected |
| Heating Coil In Ductwork | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Hydronic Heating | |
| | Does not Exist |
| Radiator/Convactor/Fin Tube | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | RADIATOR/CONVECTOR: MISSING GUARD/SHIELD |
| Deficiency Location/Instance | Toilet Room inside Room 113E |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | FIN TUBE: DEFECTIVE |
| Deficiency Location/Instance | Basement Elevator Lobby (leaks) |
| Deficiency Quantity | 10 |
| Quantity Uom | L.F. |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Steam Heating | |
| | Inspected |
| F&T/Steam Drip Trap | |
| | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | No deficiencies recorded |
| MER Steam and Condensate Piping | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Steam Condensate Return Piping | |
| | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Steam Condensate Return Pumping System | |
| | Inspected |
| Condition | 4 - Between Fair and Poor |

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| Question | Response |
|-----------------------------------------------|-----------------------------------------------------------------------------|
| HEATING | |
| Steam Heating | |
| Steam Condensate Return Pumping System | |
| Deficiency | DEFECTIVE TANK |
| Deficiency Location/Instance | Steam Condensate Return Pumping System Room adjacent to Boiler Room (leaks) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPAIR |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DEFECTIVE PUMP |
| Deficiency Location/Instance | Steam Condensate Return Pumping System Room adjacent to Boiler Room (leaks) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DEFECTIVE |
| Deficiency Location/Instance | Sub-Basement MER |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPAIR |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Steam Piping | Inspected |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE VALVE |
| Deficiency Location/Instance | Oil Tank Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DEFECTIVE/LEAKS |
| Deficiency Location/Instance | Cafeteria adjacent to Staircase F/G |
| Deficiency Quantity | 10 |
| Quantity Uom | L.F. |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |

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| Question | Response |
|------------------------------------------------------------|--------------------------------------------|
| HEATING | |
| Steam Heating | |
| Steam Piping | Inspected |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Terminal Unit Thermostatic Trap | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | DEFECTIVE/DETERIORATED |
| Deficiency Location/Instance | Rooms 318, 424 and other locations |
| Deficiency Quantity | 10 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Steam supplied by External Sources | Does not Exist |
| Unit Heater/Cabinet Heater | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| HEATING PLANT | |
| Replacement Quantity | 12,996 |
| Replacement Uom | MBH Net |
| Instance on Sub-Basement | Inspected |
| Burner Type | Dual Fuel (Gas/Oil) |
| Heating Plant Oil Number | 2(B10) |
| Is there a water meter on the boiler make-up water piping? | Yes |
| Observed Operational? | Yes |
| Burner Exists? | Yes |
| Burner Manufacturer | Gordon-Piatt |
| Burner Model Number | F14-G0-50 |
| Boiler Auxiliaries | Inspected |
| Instance on Sub-Basement | Inspected |
| Boiler Auxiliary Piping | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE BOILER AUTOMATIC FEEDWATER VALVE |
| Deficiency Location/Instance | Boiler Room / Boiler #2 |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Boiler Emergency Stop Switch | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler Feedwater System | |
| Instance on Sub-Basement | Inspected |

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|------------------------------------------------|-----------------------------------------------------------------------------------------|
| HEATING PLANT | |
| Boiler Auxiliaries | |
| Boiler Feedwater System | |
| Condition | 3 - Fair |
| Deficiency | FEEDWATER TANK: DAMAGED/MISSING INSULATION |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 20 |
| Quantity Uom | S.F. |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | FEEDWATER TANK: DEFECTIVE TANK AUXILIARIES(AUTO FEEDWATER VALVE, LOW LEVEL CUT OFF,ETC) |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Boiler Feedwater Treatment(Automatic) | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler Flue Exhaust | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler Make-up Water Backflow Preventer | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler Room Steam And Condensate Piping | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler Safety Valve | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Boiler System | |
| Instance on Sub-Basement | Inspected |
| Coal-fired Boiler | |
| Instance on Sub-Basement | Does not Exist |
| Hot Water Boiler | |
| Instance on Sub-Basement | Does not Exist |
| Modular Boiler | |

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|-----------------------------------------|----------------------------------------------------------------------|
| HEATING PLANT | |
| Boiler System | |
| Modular Boiler | |
| Instance on Sub-Basement | Does not Exist |
| Steam Boiler | |
| Instance on Sub-Basement | Inspected |
| Instance | Boiler Room |
| Instance Condition | 3 - Fair |
| Instance Quantity | 6,498 |
| Instance Quantity Uom | MBH Net |
| Cast Iron Boiler? | No |
| Instance Manufacturer | A. L. Eastmond & Sons Inc. |
| Equipment | 9577-01 |
| Capacity/Size Quantity | 6,498 |
| Capacity/Size UOM | MBH Net |
| Source of Capacity/Size | Documented |
| Installation Year | 1999 |
| Source of Installation | Documented |
| Deficiency | No deficiencies recorded |
| Instance | Boiler Room |
| Instance Condition | 3 - Fair |
| Instance Quantity | 6,498 |
| Instance Quantity Uom | MBH Net |
| Cast Iron Boiler? | No |
| Instance Manufacturer | A. L. Eastmond & Sons Inc. |
| Equipment | 9577-02 |
| Capacity/Size Quantity | 6,498 |
| Capacity/Size UOM | MBH Net |
| Source of Capacity/Size | Documented |
| Installation Year | 1999 |
| Source of Installation | Documented |
| Deficiency | DEFECTIVE SAFETY AUXILIARY: LOW-WATER CUT-OFF, WATER COLUMN ASSEMBLY |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 5 |
| Purpose of Action | LEVEL 6 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Fuel System | |
| Instance on Sub-Basement | Inspected |
| Instance on Sub-Basement | Inspected |
| Boiler Fresh Air Louver/Damper | |
| Do Boiler Combustion Air Louvers exist? | Yes |
| Type | Automatic |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE ACTUATOR |
| Deficiency Location/Instance | Sub-Basement MER |
| Deficiency Quantity | 2 |

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| Question | Response |
|------------------------------------------|------------------------------------------------|
| HEATING PLANT | |
| Fuel System | |
| Boiler Fresh Air Louver/Damper | |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Burner/Burner Control Panel | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | BURNER CONTROL PANEL: DEFECTIVE OPACITY SENSOR |
| Deficiency Location/Instance | Boiler Room/Boiler #1 |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Fuel Oil Storage/Supply System | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Gas Trains And Vent At The Boiler | |
| Instance on Sub-Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Enclosed IDF Room | |
| Instance on Closet front of Room 314 | Inspected |
| Dedicated A/C Equipment | |
| Instance on Closet front of Room 314 | Inspected |
| Condition | 4 - Between Fair and Poor |
| Deficiency | DOES NOT EXIST |
| Deficiency Location/Instance | Closet front of Room 314 |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | INSTALL |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| KITCHEN | |
| Instance on Basement | Inspected |
| CO Detector | |
| Instance on Basement | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Gas System | |
| | Inspected |

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| Question | Response |
|--------------------------------------|---------------------------|
| KITCHEN | |
| Gas System | Inspected |
| Instance on Basement | Inspected |
| Condition | 1 - Good |
| Deficiency | No deficiencies recorded |
| Grease Trap | Inspected |
| Instance on Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Hood | Inspected |
| Instance on Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Hood Exhaust Ductwork | Inspected |
| Instance on Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Hood Exhaust Fan | Inspected |
| Instance on Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Hood Fire Suppression System | Does not Exist |
| Instance on Basement | Does not Exist |
| Hot Water Temperature Booster | Does not Exist |
| Instance on Basement | Does not Exist |
| Kitchen Sink | Inspected |
| Instance on Basement | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| MDF Room | Inspected |
| Instance on Room 113C | Inspected |
| Dedicated A/C Equipment | Inspected |
| Instance on Room 113C | Inspected |
| Condition | 2 - Between Good and Fair |
| Deficiency | No deficiencies recorded |
| SCIENCE DEMO ROOM | |
| Instance on Room 414 | Inspected |
| Alternative use | Yes |
| Acid Waste Neutralizing Tank | Inspected |
| Instance on Room 414 | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| CO Detector | Not Required |
| Instance on Room 414 | Not Required |
| Emergency Shower | Does not Exist |
| Instance on Room 414 | Does not Exist |
| Eye Wash | Does not Exist |
| Instance on Room 414 | Does not Exist |
| Hood Exhaust Ductwork | Does not Exist |
| Instance on Room 414 | Does not Exist |

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|-------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| SCIENCE DEMO ROOM | |
| Hood Exhaust Fan | Does not Exist |
| Instance on Room 414 | Does not Exist |
| Fixed Laboratory Hood | Does not Exist |
| Instance on Room 414 | Does not Exist |
| Laboratory Sink | Inspected |
| Instance on Room 414 | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Make-up Air Unit | Does not Exist |
| Instance on Room 414 | Does not Exist |
| SCIENCE LAB | Does not Exist |
| SCIENCE PREP ROOM | Does not Exist |
| SPRINKLERS, STANDPIPE, FIRE SYSTEM | Inspected |
| Dry Sprinkler Alarm Valve Assembly | Does not Exist |
| Wet Sprinkler Alarm Valve Assembly | Does not Exist |
| Fire Booster Pump Assembly | Does not Exist |
| Roof Tank | Does not Exist |
| Siamese Connection | Does not Exist |
| Sprinkler Head | Inspected |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE/DETERIORATED |
| Deficiency Location/Instance | Paint Room, Kitchen Office, Auditorium Stage, Janitor Room adjacent to Kitchen, Storage Room and Book Room in Stair A between 1st and 2nd Floor |
| Deficiency Quantity | 12 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 5 |
| Purpose of Action | LEVEL 6 |
| Deficiency Photo 1 | No photo recorded |
| Violations | No violations recorded. |
| Sprinkler Piping | Inspected |
| Condition | 3 - Fair |
| Deficiency | No deficiencies recorded |
| Standpipe System | Does not Exist |
| Water Gong | Does not Exist |
| SWIMMING POOL | Does not Exist |
| VENTILATION | Inspected |
| Is the building mechanically ventilated? | Partial |
| Exhaust Fan | Inspected |
| Approximate Total # of Fans | 1-25 |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE/DETERIORATED |
| Deficiency Location/Instance | Penthouse Fan Room |
| Deficiency Quantity | 4 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |

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| Question | Response |
|-------------------------------------------------------------------|--------------------------------------|
| VENTILATION | |
| Exhaust Fan | |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DEFECTIVE |
| Deficiency Location/Instance | Sub-Basement MER (Missing Filter) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Heating And Ventilating Unit | Does not Exist |
| Metal Ductwork | Inspected |
| Are there any uninsulated ductwork by design in Mechanical Rooms? | Yes |
| Are there chain operated dampers? | Yes |
| Condition | 3 - Fair |
| Deficiency | DEFECTIVE DUCTWORK |
| Deficiency Location/Instance | Penthouse Fan Room |
| Deficiency Quantity | 20 |
| Quantity Uom | L.F. |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DAMAGED FLEXIBLE CONNECTION |
| Deficiency Location/Instance | Sub-Basement MER, Penthouse Fan Room |
| Deficiency Quantity | 12 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Supply Fan | Inspected |
| Approximate Total # of Fans | 1-5 |
| Condition | 4 - Between Fair and Poor |
| Deficiency | DEFECTIVE/DETERIORATED |
| Deficiency Location/Instance | Boiler Room MER (1 of 2) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Deficiency | DEFECTIVE |

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| Question | Response |
|------------------------------|-----------------------------------|
| VENTILATION | |
| Supply Fan | |
| Deficiency Location/Instance | Sub-Basement MER (Missing Filter) |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |
| Unit Ventilator | |
| Condition | Inspected |
| Deficiency | DEFECTIVE MOTOR |
| Deficiency Location/Instance | Rooms 252, 314 |
| Deficiency Quantity | 2 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Deficiency Photo1 | No photo recorded |
| Violations | No violations recorded. |