

**NYC Department of Education**  
**Building Condition Assessment Survey 2023 - 2024**

Electrical Inspection

**K153**

**Asset: P.S. 153 - BROOKLYN, 1970 HOMECREST AVENUE, New York, 11229**

Inspection Id	Inspection Type	Time In	Last Edited
EE : K153	Electrical	2024-01-23 8:26 AM	2024-06-21 10:30 AM

**Asset Data**

Question	Answer
Type of Service	Below Ground
Does Interactive Whiteboard (IWB) Exist?	Yes
Water Penetration in Electrical Room?	No
Have any Systems/Major Building Components been upgraded?	Yes
	Systems: Retrofitted LED Lighting - Except (Auditorium Pendant Mounted Lighting), Exit Lights (Battery Pack), LAN
	Years: 2020
	Systems: Telephone System
	Years: 2018
	Systems: Auditorium (Local Sound System, Projection System, Theater Lighting System)
	Years: 2015
	Systems: Interior Fluorescent Lighting
	Years: 2014
	Systems: Fire Alarm System (Sprinkler Flow/Air Pressure Switch)
	Years: 2010
	Systems: Most Security Lights
	Years: 2000, 2011
	Systems: Service Switch, Switchboard
	Years: 2000
	Systems: Partial Molded Case Circuit Breaker Type Panel Board
	Years: 1997, 2000, 2002, 2015, 2020
	Systems: Emergency Light/Exit Light Panel
	Years: 1995
	Systems: Public Address System
	Years: 1994

**DEDICATED INTERCOMS IN FIRE RESCUE AREAS**

Question	Response
Are there any Life Rescue Assistance Areas, Fire Rescue Areas, and/or Holding Rooms in your building?	No

**Priority Condition**

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

**Inspection**

Question	Response
<b>Electrical</b>	
<b>AUDITORIUM</b>	Inspected
Instance on 1st Floor	Inspected
<b>House Lighting</b>	Inspected
Does a Chandelier exist?	Yes
Instance on 1st Floor	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on 1st Floor	Inspected
<b>Pendant Mounted</b>	Inspected
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair

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Question	Response
<b>AUDITORIUM</b>	
<b>House Lighting</b>	
<b>Lighting Fixture - Fluorescent</b>	
<b>Pendant Mounted</b>	
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Instance on 1st Floor	Does not Exist
<b>Recessed Mounted</b>	
Instance on 1st Floor	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on 1st Floor	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 1st Floor	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on 1st Floor	Inspected
<b>Pendant Mounted</b>	
Instance on 1st Floor	Does not Exist
<b>Surface Mounted</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Local Sound System</b>	
Instance on 1st Floor	Inspected
Installation Year	2015
Source of Installation	Inspector Estimate
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Projection System</b>	
Is the projector on a cart or installed on the ceiling?	Ceiling
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Theater Lighting System</b>	
Instance on 1st Floor	Inspected
<b>Dimming System</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Theater Lighting</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>CAFETERIA</b>	
Instance on Basement	Inspected
<b>Lighting</b>	
Instance on Basement	Inspected

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Question	Response
<b>CAFETERIA</b>	
<b>Lighting</b>	
<b>Lighting Fixture - Fluorescent</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on Basement	Inspected
<b>Pendant Mounted</b>	
Instance on Basement	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Instance on Basement	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	
Instance on Basement	Does not Exist
<b>Local Sound System</b>	
Instance on Basement	Inspected
Installation Year	1994
Source of Installation	Inspector Estimate
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Projection System</b>	
Instance on Basement	Does not Exist
<b>Theater Lighting System</b>	
Instance on Basement	Does not Exist
<b>CLASSROOM/CORRIDOR/ADMINISTRATIVE SPACE</b>	
<b>Lighting</b>	
Does a Chandelier exist?	No
<b>Lighting Fixture - Fluorescent</b>	
Does not Exist	
<b>Lighting Fixture - HID</b>	
Does not Exist	
<b>Lighting Fixture - Incandescent</b>	
Does not Exist	
<b>Lighting Fixture - LED</b>	
Inspected	
<b>Pendant Mounted</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	
Does not Exist	
<b>COMPUTER LAB</b>	
Inspected	
Instance on Room 408	Inspected
Power Panel	Yes
<b>Lighting</b>	
Instance on Room 408	Inspected

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Question	Response
<b>COMPUTER LAB</b>	
<b>Lighting</b>	
<b>Lighting Fixture - Fluorescent</b>	
Instance on Room 408	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on Room 408	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Room 408	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on Room 408	Inspected
<b>Pendant Mounted</b>	Inspected
Instance on Room 408	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	Does not Exist
Instance on Room 408	Does not Exist
<b>Recessed Mounted</b>	Does not Exist
Instance on Room 408	Does not Exist
<b>Raceway With Receptacles</b>	Inspected
Instance on Room 408	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>GYMNASIUM</b>	Inspected
Instance on 2nd Floor	Inspected
<b>Lighting</b>	Inspected
Instance on 2nd Floor	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on 2nd Floor	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on 2nd Floor	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 2nd Floor	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on 2nd Floor	Inspected
<b>Pendant Mounted</b>	Does not Exist
Instance on 2nd Floor	Does not Exist
<b>Surface Mounted</b>	Inspected
Instance on 2nd Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	Does not Exist
Instance on 2nd Floor	Does not Exist
<b>Local Sound System</b>	Inspected
Instance on 2nd Floor	Inspected
Installation Year	1994
Source of Installation	Inspector Estimate
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Projection System</b>	Does not Exist

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Question	Response
<b>GYMNASIUM</b>	
<b>Projection System</b>	Does not Exist
Instance on 2nd Floor	Does not Exist
<b>Scoreboard</b>	Does not Exist
Instance on 2nd Floor	Does not Exist
<b>Theater Lighting System</b>	Does not Exist
Instance on 2nd Floor	Does not Exist
<b>KITCHEN</b>	
	Inspected
Instance on Basement	Inspected
<b>Lighting</b>	Inspected
Instance on Basement	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Basement	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on Basement	Inspected
<b>Pendant Mounted</b>	Does not Exist
Instance on Basement	Does not Exist
<b>Surface Mounted</b>	Does not Exist
Instance on Basement	Does not Exist
<b>Recessed Mounted</b>	Inspected
Instance on Basement	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>LIBRARY</b>	
	Inspected
Instance on Room 302	Inspected
<b>Lighting</b>	Inspected
Instance on Room 302	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on Room 302	Does not Exist
<b>Lighting Fixture - HID</b>	
Instance on Room 302	Does not Exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Room 302	Does not Exist
<b>Lighting Fixture - LED</b>	
Instance on Room 302	Inspected
<b>Pendant Mounted</b>	Inspected
Instance on Room 302	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	Does not Exist
Instance on Room 302	Does not Exist
<b>Recessed Mounted</b>	Does not Exist
Instance on Room 302	Does not Exist
<b>Raceway With Receptacles</b>	Does not Exist
Instance on Room 302	Does not Exist

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<b>Question</b>	<b>Response</b>
<b>LIBRARY</b>	Inspected
<b>Projection System</b>	Does not Exist
Instance on Room 302	Does not Exist
<b>LOCKER ROOM</b>	Does not Exist
<b>MULTIPURPOSE ROOM</b>	Does not Exist
<b>SCIENCE DEMO ROOM</b>	Does not Exist
<b>SCIENCE LAB</b>	Does not Exist
<b>SCIENCE PREP ROOM</b>	Does not Exist
<b>SWIMMING POOL</b>	Does not Exist
<b>TOILET ROOM - STAFF</b>	Inspected
<b>Lighting</b>	Inspected
<b>Lighting Fixture - Fluorescent</b>	Does not Exist
<b>Lighting Fixture - HID</b>	Does not Exist
<b>Lighting Fixture - Incandescent</b>	Does not Exist
<b>Lighting Fixture - LED</b>	Inspected
<b>Pendant Mounted</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	Does not Exist
<b>TOILET ROOM - STUDENT</b>	Inspected
<b>Lighting</b>	Inspected
<b>Lighting Fixture - Fluorescent</b>	Does not Exist
<b>Lighting Fixture - HID</b>	Does not Exist
<b>Lighting Fixture - Incandescent</b>	Does not Exist
<b>Lighting Fixture - LED</b>	Inspected
<b>Pendant Mounted</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	Does not Exist
<b>Recessed Mounted</b>	Does not Exist
<b>AUXILIARY SIGNAL/BELL SYSTEM</b>	Inspected
Replacement Quantity	54,000
Replacement Uom	S.F.
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>EMERGENCY DC STANDBY BATTERY POWER</b>	Does not Exist
<b>EMERGENCY GENERATOR SET</b>	Does not Exist
<b>EMERGENCY LIGHT/EXIT LIGHT PANEL</b>	Inspected
Condition	3 - Fair
Deficiency	LESS THAN 20% SPARE CIRCUIT BREAKERS
Deficiency Location/Instance	Electrical Meter Room B10 (Inside Cafeteria)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	INSTALL NEW PANEL BOARD
Urgency of Action	PRIORITY 5

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<b>Question</b>	<b>Response</b>
<b>EMERGENCY LIGHT/EXIT LIGHT PANEL</b>	Inspected
Purpose of Action	LEVEL 2
Deficiency Photo	No photo recorded
Violations	No violations recorded.
<b>EMERGENCY LIGHTING</b>	Inspected
<b>Battery Pack</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Non Battery Pack</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>EXIT LIGHT</b>	Inspected
<b>Battery Pack</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>Non Battery Pack</b>	Does not Exist
<b>EXIT/EMERGENCY LIGHT</b>	Does not Exist
<b>FIRE ALARM SYSTEM</b>	Inspected
Replacement Quantity	54,000
Replacement Uom	S.F.
<b>Bell/Horn</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Strobe</b>	Does not Exist
<b>Manual Pull Station</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fan Shutdown Control</b>	Does not Exist
<b>Duct Smoke Detector</b>	Does not Exist
<b>Area Smoke Detector</b>	Does not Exist
<b>CO Detector</b>	Does not Exist
<b>Heat Detector</b>	Does not Exist
<b>Elevator Recall</b>	Does not Exist
<b>Magnetic Door Holder/Contactor</b>	Does not Exist
<b>Fused Cutout Panel</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fire Alarm Digital Communicator</b>	Does not Exist
<b>Main Panel</b>	Inspected
<b>Bell At Panel</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fire Alarm Control Panel (Electronic)</b>	Does not Exist
<b>Fire Alarm Control Panel (Standard)</b>	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH

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Question	Response
<b>FIRE ALARM SYSTEM</b>	
<b>Main Panel</b>	
<b>Fire Alarm Control Panel (Standard)</b>	
Instance Manufacturer	ACME
Equipment	Fire Alarm Control Board
Installation Year	1970
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>Sub-Panel</b>	Inspected
<b>Bell At Panel</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fire Alarm Control Panel (Electronic)</b>	Does not Exist
<b>Fire Alarm Control Panel (Standard)</b>	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	ACME
Equipment	Sprinkler Annunciator Control Board
Installation Year	1970
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>Remote Annunciator</b>	Does not Exist
<b>Sprinkler Flow/Air Pressure Switch</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Tamper Flow Switch/Chain</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>GROUNDING SYSTEM</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>INTERCOM SYSTEM</b>	Does not Exist
<b>LAN</b>	Inspected
<b>Local Distribution Frame (I/LDF)</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>Main Equipment Rack (MDF)</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>LIGHTNING PROTECTION</b>	Does not Exist
<b>MOTOR CONTROLLER</b>	Inspected
<b>Motor Control Center</b>	Does not Exist
<b>Motor Starter/Contactor</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Variable Frequency Drive</b>	Does not Exist
<b>PANEL BOARD</b>	Inspected



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Question	Response
<b>PANEL BOARD</b>	
<b>Fused Disconnect Switch Type</b>	Does not Exist
<b>Fused Knife Switch Type</b>	Does not Exist
<b>Fused Toggle Switch Type</b>	Does not Exist
<b>Molded Case Circuit Breaker Type</b>	Inspected
Condition	3 - Fair
Deficiency	PANEL BOARD COVER IS MISSING
Deficiency Location/Instance	Corridor by Room 408
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	NO SPARE
Deficiency Location/Instance	Kitchen, Corridor by Room 308, 1st Floor Corridor by Auditorium
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPLACE PANEL BOARD
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	PANEL BOARD BEYOND USEFUL LIFE
Deficiency Location/Instance	Boiler Room, Corridor by Rooms (108, 208, 408)
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE-UPGRADE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
<b>PUBLIC ADDRESS SYSTEM</b>	
	Inspected
Replacement Quantity	54,000
Replacement Uom	S.F.
Instance	General Office
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Model	N/A
Installation Year	1994
Source of Installation	Documented
Deficiency	No deficiencies recorded
<b>SECURITY</b>	
	Inspected
<b>IPDVS/CCTV System</b>	Does not Exist
<b>Intrusion Alarm System</b>	Inspected
Replacement Quantity	54,000
Replacement Uom	S.F.

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<b>Question</b>	<b>Response</b>
<b>SECURITY</b>	
<b>Intrusion Alarm System</b>	
<b>Central Control Panel</b>	Inspected
Instance	Custodian's Office
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Model	Vista-50P
Installation Year	1994
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>Infrared Sensor</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Panic Switch</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Remote Annunciator</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Siren/Strobe</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Lighting - Security</b>	Inspected
Replacement Uom	EACH
Condition	3 - Fair
Deficiency	TIME CLOCK NOT OPERATIONAL
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 2
Purpose of Action	LEVEL 3
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	LIGHTING FIXTURE BEYOND USEFUL LIFE
Deficiency Location/Instance	Exterior Walls facing Homecrest Avenue
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE-UPGRADE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 3
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
<b>SERVICE SWITCH</b>	Inspected
Instance	Electrical Meter Room B10 (Inside Cafeteria)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH

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Question	Response
<b>SERVICE SWITCH</b>	
Instance Manufacturer	Delta Metal Product
Equipment	N/A
Capacity/Size Quantity	1,200
Capacity/Size UOM	Amps
Source of Capacity/Size	Nameplate
Installation Year	2000
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>SWITCHBOARD</b>	
Number of Spares	Inspected 10
<b>Fused Disconnect Switch Type</b>	Does not Exist
<b>Fused Knife Switch Type</b>	Does not Exist
<b>Molded Case Circuit Breaker Type</b>	
Instance	Inspected Boiler Room
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Siemens
Equipment	N/A
Capacity/Size Quantity	1,200
Capacity/Size UOM	Amps Total
Capacity/Size2 Quantity	2
Capacity/Size2 UOM	Section(S)
Source of Capacity/Size	Service Switch Size
Installation Year	2000
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>TELEPHONE SYSTEM</b>	
<b>PBX/Intercom</b>	
Condition	Inspected 1 - Good
Deficiency	No deficiencies recorded
<b>Standard</b>	
Condition	Inspected 1 - Good
Deficiency	No deficiencies recorded
<b>TRANSFORMER</b>	
	Does not Exist