

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Architectural Inspection

K451

Asset: GRAND ST CAMPUS AF(OLD E.D. HS)-K, 850 GRAND STREET, New York, 11225

Inspection Id	Inspection Type	Time In	Last Edited
SA : K451	Architectural - Senior	2024-01-08 11:05 AM	2024-01-23 12:59 PM
AA : K451	Architectural - Associate	2024-01-08 9:30 AM	2024-01-25 3:15 PM

Asset Data

Question	Answer
Was the building fully accessible for inspection	No
Inspection Access Comment	Columns/Beams/Bearing Walls, Floor Structure, Field House (No key)
Building Square Footage	1,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	250,000 S.F. Total Site Area (163,000 S.F. Playing Surfaces)
Comments on the Stories (Floors) plus Basements	1 (no basement)
Comments on the Number of Classrooms	0
Comments on the Year Built	2004
Student Population	1,486
Staff Population	2
Weather	Fair
Principal(s) Information	
Principal Name	Dr. Jasmine Peña
Organization	Progress High School for Professional Careers - Brooklyn
Did you meet with this Principal?	Yes
Did this Principal provide feedback?	Yes
Summary of Principal's Feedback	The Principal had no comments regarding the physical condition of the building at this time.
Principal Name	Holger Carrillo
Organization	High School for Enterprise, Business and Technology - Brooklyn
Did you meet with this Principal?	No
Did this Principal provide feedback?	No
Principal Name	Rosemary Vega
Organization	East Williamsburg Scholars Academy - Brooklyn
Did you meet with this Principal?	No
Did this Principal provide feedback?	No
Custodian	Philip Navetta
Fireman	John Chung
Facade Photo	



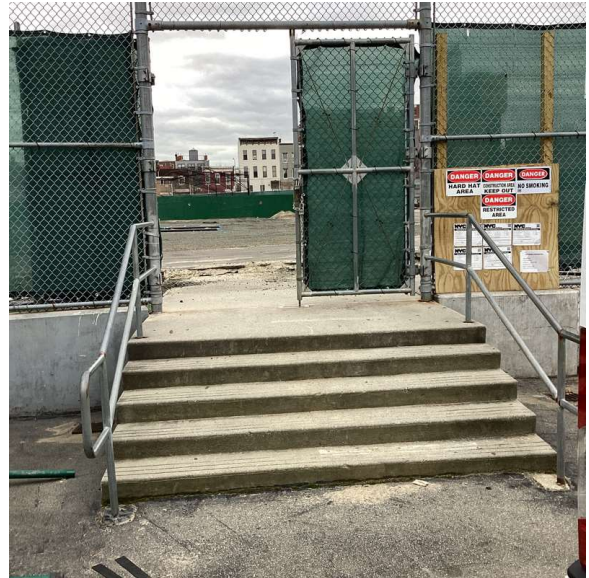
Athletic Field - Southeast View

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Main Entrance Photo



Bushwick Avenue (Parking Lot) - East View

Roof Photo



Roof 1 - Southeast View

Have any Systems/Major Building Components been upgraded?

Yes

Systems: Playing Surfaces (Football/Soccer Field, Running Track)

Have there been any Building Additions?

Year: Under Construction

Tandem Schools?

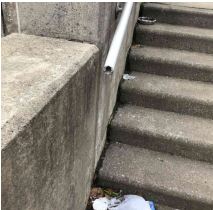
No

Leased Space?

No

No

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	PhotoImage
No	Protruding Elements	Severely damaged railing with protruding metal is a potential safety hazard.	SITE STAIRS/RAMP S: EXTERIOR Railings	Parking Lot	Philip Navetta	Custodian	

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Yes	Tripping Hazard	Severely damaged asphalt is a potential tripping hazard.	SITE PAVING Student Non-Use Asphalt	Parking Lot	Philip Navetta	Custodian
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Structural Engineer Required

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

Programmatic Accessibility

No Accessibility status data recorded

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

Exterior Routes

Exterior Entrances & Exits

Exterior H/C Lifts

Exterior Ramps and Railings

Interior Routes

Corridor and Lobby H/C Lifts

Interior Corridor Doors and Hardware

Interior Corridors and Lobbies

Interior Elevators

Interior Lobby Doors and Hardware

Interior Ramps

Rooms & Spaces

Art Rooms

Auditorium

Cafeteria

Classrooms

Computer Rooms

Gymnasium

Library

Main Office

Multi-purpose Room

Nurse's Room

Pool

Science Lab

Toilet Rooms (Boys)

Toilet Rooms (Girls)

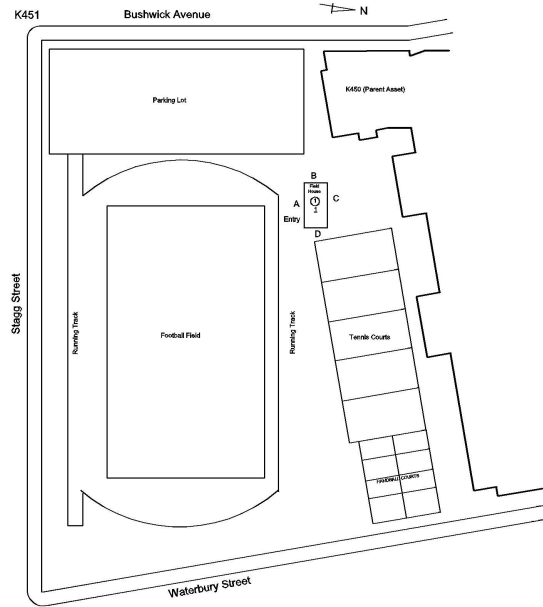
Toilet Rooms (Staff)

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Building Template



Inspection

Question	Response
Architectural	
EXTERIOR	Inspected
AREAWAY	Does not Exist
AWNINGS AND CANOPIES	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
CHIMNEY	Does not Exist
COPING	Does not Exist
CORNICE	Does not Exist
DOORS	Inspected
DOORS AND FRAMES	Inspected
Condition	3 - Fair
Deficiency	METAL: DETERIORATED DOOR - MINOR DETERIORATION
Roof Plan reference	
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
EXTERIOR	
DOORS	
DOORS AND FRAMES	
Deficiency Photo1	
Violations	Facade C No violations recorded.
DOOR HARDWARE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LINTELS	Does not Exist
TRANSOM/SIDE LIGHT	Does not Exist
EXTERIOR WALLS	Inspected
Material Type(s)	Steel, Other
Replacement Quantity	2,400
Replacement Uom	S.F.
Instance on All Facades	Inspected
Instance Condition	2 - Between Good and Fair
Instance Quantity	2,400
Instance Quantity Uom	S.F.
Deficiency	METAL PANEL: DETERIORATED JOINTS
Roof Plan reference	
Elevation	
Deficiency Quantity	15
Quantity Uom	L.F.
Potential Action	REPAIR

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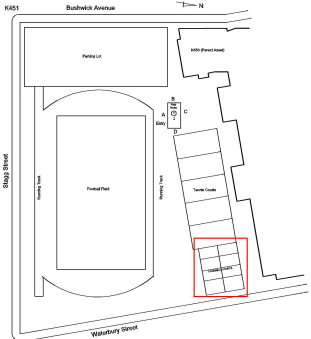
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Question	Response
EXTERIOR	
EXTERIOR WALLS	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Facade C No violations recorded.
EXTERIOR SOFFITS	Does not Exist
LOUVER	Does not Exist
PARAPETS	Does not Exist
PLAZA DECK	Does not Exist
ROOF	Inspected
Roofing	Inspected
Replacement Quantity	1,200
Replacement Uom	S.F.
ROOF HATCH/SMOKE HATCH	Does not Exist
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	Does not Exist
ROOFING	Inspected
Instance on Metal: Roof 1	Inspected
Instance Condition	1 - Good
Instance Photo	
	Field House
Instance Quantity	1,200
Instance Quantity Uom	S.F.
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	2004
Source of Installation	Custodial Staff
Deficiency	No deficiencies recorded
ROOFING DRAINS	Does not Exist
Specialties	Does not Exist
STAIRS/RAMPS: EXTERIOR	Does not Exist
WINDOWS	Does not Exist

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Question	Response
INTERIOR	Inspected
STRUCTURAL	Inspected
COLUMNS/BEAMS/BEARING WALLS	Inaccessible
FLOOR STRUCTURE	Inaccessible
FOUNDATION WALLS	Does not Exist
ROOF STRUCTURE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
VAULTS-BUNKERS	Does not Exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	Does not Exist
INTERIOR DOOR HARDWARE	Does not Exist
LOCKER ROOM	Does not Exist
SHOWER ROOM	Does not Exist
STAIRS/RAMPS: INTERIOR	Does not Exist
TOILET ROOMS - STAFF	Does not Exist
TOILET ROOMS - STUDENTS	Does not Exist
ATHLETIC FIELDS	Inspected
PLAYING SURFACE	Inspected
Synthetic Turf Field exists?	Yes
Year of Installation	2004
Replacement Quantity	163,000
Replacement Uom	S.F.
Instance on Handball Courts	Inspected
Instance Condition	5 - Poor
Instance Quantity	8,000
Instance Quantity Uom	S.F.
Deficiency	ASPHALT: DAMAGED/DETERIORATED
Deficiency Location/Instance	All Handball Courts
Roof Plan reference	
Deficiency Quantity	5,000
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2

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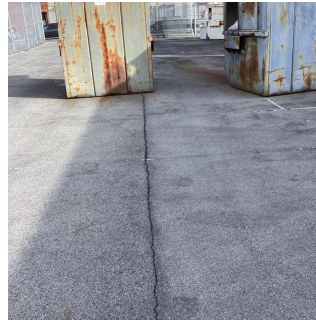
Question

Response

ATHLETIC FIELDS

PLAYING SURFACE

Deficiency Photo1



Handball Court

Violations

No violations recorded.

Instance on Tennis Courts

Inspected

Instance Condition

5 - Poor

Instance Quantity

20,000

Instance Quantity Uom

S.F.

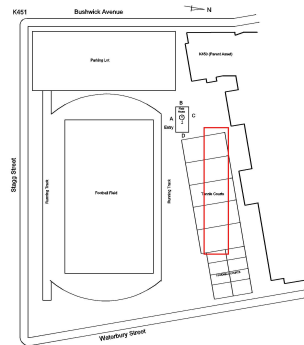
Deficiency

ASPHALT: DAMAGED/DETERIORATED

Deficiency Location/Instance

All Courts

Roof Plan reference



Deficiency Quantity

5,000

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

Deficiency Photo1



Tennis Court

Violations

No violations recorded.

Instance on Football/Soccer Field

Under Construction

Instance Quantity

95,000

Instance Quantity Uom

S.F.

Instance on Running Track

Under Construction


Instance Quantity

40,000

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Question	Response
ATHLETIC FIELDS	
PLAYING SURFACE	Inspected
Instance Quantity Uom	S.F.
FIXED EQUIPMENT	Inspected
Basketball Backboard	Does not Exist
Basketball Hoops	Does not Exist
Basketball Posts	Does not Exist
Football Goal Posts	Under Construction
Tennis Net Posts	Does not Exist
SEATING	Inspected
Benches	Inspected
Concrete	Does not Exist
Metal/Wood/Plastic	Under Construction
Bleachers	Inspected
Concrete	Does not Exist
Metal/Wood/Plastic	Under Construction
SITE	Inspected
CONTAINERIZATION	Does not Exist
Drainage System for Asphalt	Inspected
Catch Basins/Manhole - Surrounded by asphalt	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Asphalt Covering	Does not Exist
Drainage System for Concrete	Does not Exist
Drainage System for Soil	Does not Exist
DRINKING FOUNTAINS	Under Construction
FENCES	Inspected
Condition	4 - Between Fair and Poor
Deficiency	CHAIN LINK: DAMAGED/DETERIORATED
Deficiency Location/Instance	Near handball court, handball court, along Waterbury Street
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Tennis Court
Violations	No violations recorded.
Deficiency	CHAIN LINK: DAMAGED POST/RAIL
Deficiency Location/Instance	Parking Lot, handball court

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Question	Response
SITE	
FENCES	
Deficiency Quantity	140
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Parking Lot
Violations	No violations recorded.
Deficiency	CONCRETE CURB: DAMAGED/DETERIORATED
Deficiency Location/Instance	Parking Lot, tennis court, handball court
Deficiency Quantity	175
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Parking Lot
Violations	No violations recorded.
Deficiency	CHAIN LINK: MISSING SECTIONS
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	300
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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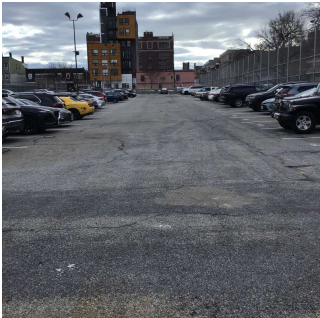
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Question	Response
SITE	
FENCES	
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
IRRIGATION SYSTEM	Does not Exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Inspected
Condition	4 - Between Fair and Poor
Deficiency	POTHOLES
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Deficiency	POTHOLES
Deficiency Location/Instance	Parking Lot
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
SITE	
PAVING	
Student Non-Use	
Asphalt	
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Deficiency	LOCALIZED SINK AREA
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	300
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	3,500
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Parking Lot

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Question	Response
SITE	
PAVING	
Student Non-Use	Inspected
Asphalt	Inspected
Violations	No violations recorded.
Concrete	Does not Exist
Pavers	Does not Exist
Student Use	Inspected
Gravel Exists?	No
Asphalt	Under Construction
Concrete	Under Construction
Pavers	Does not Exist
Site Sidewalks & Walkways	Inspected
Asphalt	Under Construction
Concrete	Under Construction
Pavers	Does not Exist
DOT Sidewalk	Inspected
Asphalt	Does not Exist
Concrete	Inspected
Condition	4 - Between Fair and Poor
Deficiency	HEAVING
Deficiency Location/Instance	Along Bushwick Avenue, Stagg Street, Waterbury Street
Deficiency Quantity	300
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Along Waterbury Street
Violations	No violations recorded.
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Along Bushwick Avenue, Stagg Street, Waterbury Street
Deficiency Quantity	1,400
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
SITE	
PAVING	
DOT Sidewalk	
Concrete	
Deficiency Photo1	
Violations	Along Waterbury Street No violations recorded.
Deficiency	DAMAGED CURBS
Deficiency Location/Instance	Along Bushwick Avenue, Stagg Street, Waterbury Street
Deficiency Quantity	95
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Along Waterbury Street No violations recorded.
Pavers	Does not Exist
PLAYGROUNDS	Does not Exist
RETAINING WALLS	Inspected
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	Yes
Condition	3 - Fair
Deficiency	CAST IN PLACE CONCRETE: DETERIORATED CONTROL/EXPANSION JOINT
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	50
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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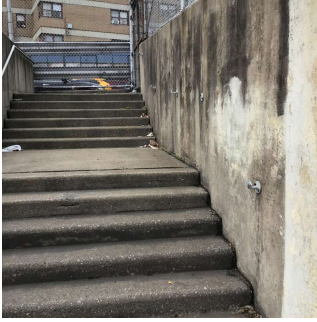
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Question	Response
SITE	
RETAINING WALLS	
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Deficiency	CAST IN PLACE CONCRETE: CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	150
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
SEATING	Does not Exist
SITE WALLS (NOT RETAINING WALLS)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
STAIRS/RAMPS: EXTERIOR	Inspected
Railings	Inspected
Condition	5 - Poor
Deficiency	DAMAGED
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	15
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6

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Question	Response
SITE	
STAIRS/RAMPS: EXTERIOR	
Railings	
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Deficiency	MISSING
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	30
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	
Violations	Parking Lot No violations recorded.
Site Cheek/flank Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE; DETERIORATED CONTROL/EXPANSION JOINT
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

