

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

K515

Asset: SOUTH SHORE HS - K, 6565 FLATLANDS AVENUE, New York, 11236

Inspection Id	Inspection Type	Time In	Last Edited
ME : K515	Mechanical	2024-02-20 8:33 AM	2024-04-26 3:55 PM

Asset Data

Question	Answer
Are there fuel tanks?	Yes
Total # of above ground tanks	2
Total capacity of all above ground tanks in gal.	40,000
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	3
MERs/Fan Rooms Locations	MER C152E, Gymnasium MER, Locker Room MER, MERs 283, 290, 479, Penthouse MER, MER inside Room 267A
Are there any spaces with Missing or Defective CO Detectors?	Yes
Location(s)	Emergency Generator Room 023, Culinary Arts Room 361, Science Demo Room 340, Science Labs 327, 330, 430
Are there any Emergency Stop Switches with Missing Hammers?	No
Are there any Painted/Obstructed Sprinkler Heads?	Yes
Location(s)	Boiler Room Office C137, Auditorium Stage, Gymnasium A/B Storage, Rooms 072, 075, 081, 083, 085, 164, 169A, 172, 175, 193, 267A, 325, 328, 372, 467B
Have any Systems/Major Building Components been upgraded?	Yes Systems: Steam Condensate Return Pumping System; Boiler Feedwater Treatment (Automatic); Boiler Make-up Water Backflow Preventer; Boiler Fresh Air Louver/Dampers Years: 2022 Systems: Packaged / Rooftop Units for Cafeteria (4 of 5) Years: 2021 Systems: Burner/Burner Control Panels Years: 2020 Systems: DX Split Systems for Suite 282 (3 of 6); Water Service Years: 2019 Systems: Packaged / Rooftop Unit for Medical Suite (1 of 5); Electric Domestic Water Heater; Return Fan in MER C152E; Enclosed IDF Room C152D - Dedicated A/C Equipment (DX Split System) Years: 2017 Systems: DX Split Systems for Rooms 280A/B, 280J, 280L (3 of 6); Sprinkler Heads (50%) Years: 2015 Systems: Fixtures: Toilets, Urinals Years: 2014 Systems: Terminal Unit Thermostatic Traps (70%) 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	Leaking Boiler Safety Valve (1 of 12)	HEATING PLANT Boiler Auxiliaries Boiler Safety Valve	Boiler Room / Boiler #4	David Gronock	Fireman	Sent to DSF	
Yes	Defective Sprinkler/Stand pipe System	Defective Sprinkler Heads	SPRINKLERS, STANDPIPE, FIRE SYSTEM Sprinkler Head	Gymnasium A/B Storage, Rooms 169WC, 334	David Gronock	Fireman	Sent to DSF	

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Yes	Other	Missing Eye Wash on Emergency Shower (1 of 2)	SCIENCE LAB Eye Wash	Room 430	David Gronock	Fireman	Sent to DSF
Yes	Other	Emergency Shower Missing Handle	SCIENCE LAB Emergency Shower	Room 327	David Gronock	Fireman	Sent to DSF
Yes	Other	Eye Wash Missing Handle	SCIENCE DEMO ROOM Eye Wash	Room 340	David Gronock	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
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	1st Floor East (Outside on Driveway Side)
Instance Condition	1 - Good
Instance Quantity	2
Instance Quantity Uom	EACH
Source of Heating Refrigerant Type	N/A R-410A
Instance Manufacturer	CaptiveAire
Equipment	DOAS-3, DOAS-4
Capacity/Size Quantity	20
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2021
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	1st Floor West (Outside in Ralph Avenue Side)
Instance Condition	1 - Good
Instance Quantity	2
Instance Quantity Uom	EACH
Source of Heating Refrigerant Type	N/A R-410A
Instance Manufacturer	CaptiveAire
Equipment	DOAS-1, DOAS-2
Capacity/Size Quantity	20
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented

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Question	Response
AIR CONDITIONING	
Packaged / Rooftop Unit	
Installation Year	2021
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Mechanical Room C152E
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating Refrigerant Type	Electric R-410A
Instance Manufacturer	AboveAir Technologies
Equipment	AC-2
Capacity/Size Quantity	6
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2017
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
Packaged Terminal A/C	Does not Exist
Refrigerant Leak Detection System	Does not Exist
Refrigerant Piping	Inspected
Condition	1 - Good
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Ground Floor outside General Receiving
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.
Return Fan	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
CENTRAL ACID WASTE NEUTRALIZING TANK	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
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	0-20%
Deficiency	DEFECTIVE TERMINAL UNIT CONTROL VALVE
Deficiency Location/Instance	1st Floor Hallway near Stair D, 3rd Floor Hallway near Room 326, Rooms 280F, 280H, 301, 303, 305, 307, 309, 345B, 439, 442, 466, 477, other locations.

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Question	Response
CLIMATE CONTROL SYSTEM	
Pneumatic System	
Deficiency Quantity	90
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 TEMPERATURE CONTROL THERMOSTAT
Deficiency Location/Instance	Rooms 101A, 262, 264, 266, 268, 361, 444, Science Demo Rooms 429, 441, Science Prep Room 433, and other locations.
Deficiency Quantity	85
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.
Hybrid System	Does not Exist
Electric System	Does not Exist
COMPACTOR	Does not Exist
CONVEYING	Inspected
Dumbwaiter	Does not Exist
Elevator	Inspected
Are all the existing elevators operable?	Yes
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Escalator	Does not Exist
Non-auditorium Handicap Lift - Vertical	Does not Exist
Non-auditorium Handicap Lift - Stair	Does not Exist
Ash Hoist	Does not Exist
Sidewalk Elevator	Does not Exist
DOMESTIC WATER SYSTEM	Inspected
Domestic Cold Water System	Inspected
Gravity System	Does not Exist
Pressure Booster System	Inspected
Electric Pressure Booster System	Inspected
Instance	Boiler Room (Serving Athletic Field)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Westinghouse
Equipment	N/A
Capacity/Size Quantity	1
Capacity/Size UOM	Total # Pumps
Capacity/Size2 Quantity	10
Capacity/Size2 UOM	Total Pumps HP
Source of Capacity/Size	Documented

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Question	Response
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
Pressure Booster System	
Electric Pressure Booster System	Inspected
Installation Year	1986
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
Hydraulic/Pneumatic Booster System	Inspected
Water Pressure Booster - Compressor	Inspected
Condition	3 - Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Gas Meter Room 01
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	Inspected
Condition	3 - Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Gas Meter Room 01
Deficiency Quantity	2
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	Inspected
Condition	3 - Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Gas Meter Room 01
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	Inspected
Instance	Boiler Room
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Instance	Gas Meter Room 01 (RPZ inside Enclosure at Ralph Ave Side)
Instance Condition	2 - Between Good and Fair

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Question	Response
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
Water Service	
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Instance	Gas Meter Room 01 (Sprinkler)
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Does not Exist
Domestic Water Heat Exchanger	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Electric Domestic Water Heater	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Gas Fired Domestic Water Heater	Does not Exist
Heat Pump Domestic Water Heater	Does not Exist
Oil Fired Domestic Water Heater	Does not Exist
Domestic Water Distribution Piping	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Boiler Room, Gas Meter Room 01
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	REPLACE
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	SEWAGE/WASTE PIPING: DEFECTIVE/LEAKS
Deficiency Location/Instance	Boiler Room, Basement Crawlspace
Deficiency Quantity	30
Quantity Uom	L.F.
Potential Action	REPLACE
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

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Question	Response
DRAIN/WASTE/VENT AND STORM SYSTEM	
Sump Pump	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room (1 of 4)
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.
DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)	Does not Exist
FIXTURES	
Staff And Other	Inspected
Janitor Sink	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Janitor Sink Closets 352, 454
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.
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	CLOGGED/LEAKING
Deficiency Location/Instance	Kitchen (Hand Washing Sink)
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 AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Womens Toilet Rooms 214, 270A
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.
Toilet	Inspected
Condition	3 - Fair

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Question	Response
FIXTURES	
Staff And Other	
Toilet	
Deficiency	CLOGGED/LEAKING
Deficiency Location/Instance	Womens Toilet Room 214
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.
Urinal	
Condition	Inspected
Deficiency	No deficiencies recorded
Student	
Drinking Fountain	
Condition	Inspected
Condition	3 - Fair
Deficiency	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Gymnasium A/B, Hallway near Room 360
Deficiency Quantity	3
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 AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	1st Floor Locker Rooms - Girls, Boys
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.
Lavatory/Sink	
Condition	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Boys Toilet Rooms - Auditorium, 252, 2nd Floor Hallway near Gymnasium A/B
Deficiency Quantity	4
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	
Instance on 1st Floor - Boys	Inspected
	Inaccessible

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Question	Response
FIXTURES	
Student	
Locker Room Shower	Inspected
Instance on 1st Floor - Girls	Inaccessible
Sink And Fountain Combo Unit	Does not Exist
Toilet	Inspected
Condition	2 - Between Good and Fair
Deficiency	DEFECTIVE FLUSHOMETER VALVE
Deficiency Location/Instance	Student's Toilet Room 107D (Tank Flapper Valve)
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	CLOGGED/LEAKING
Deficiency Location/Instance	Girls Toilet Rooms - 2nd Floor near Gymnasium A/B, 258, 314, 458
Deficiency Quantity	7
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	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Boys Toilet Room 320
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.
Urinal	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	Does not Exist
GAS SERVICE	Inspected
Gas Distribution Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Meter Room Exhaust Fan	Does not Exist
Gas Meter Room Vent	Does not Exist
Gas Pressure Booster	Does not Exist
CO/Gas Leak Detection	Under Construction
HEATING	
Heating Coil In Ductwork	Inspected
Condition	3 - Fair

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Question	Response
HEATING	
Heating Coil In Ductwork	Inspected
Deficiency	No deficiencies recorded
Hydronic Heating	Does not Exist
Radiator/Convactor/Fin Tube	Inspected
Condition	3 - Fair
Deficiency	RADIATOR/CONVECTOR: DAMAGED GUARD/SHIELD
Deficiency Location/Instance	Rooms 242, 347, 384, 442, 1st Floor Hallway near Entrance to Auditorium, Main Entrance, 2nd Floor Hallway near - Room 286, Gymnasium A/B, 3rd Floor Hallway near Stair C
Deficiency Quantity	17
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 Heating	Inspected
F&T/Steam Drip Trap	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
MER Steam and Condensate Piping	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Penthouse MER / HV-12
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	MERs - Gymnasium, Locker Room, 283, 290, 479, Penthouse, MER inside Room 267A
Deficiency Quantity	1,000
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 Condensate Return Piping	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Basement Crawlspace, Rooms 081, 280F, 280G, 280H, 280I
Deficiency Quantity	60
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
HEATING	
Steam Heating	
Steam Condensate Return Piping	
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Rooms 02, 075, 081, 085, 172, 175, Gas Meter Room 01, Basement Crawlspace
Deficiency Quantity	700
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 Condensate Return Pumping System	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Steam Piping	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	MER 290 / HV-3
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DEFECTIVE VALVE
Deficiency Location/Instance	MERs 283, 479
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.
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Rooms 02, 075, 081, 085, 172, 175, Gas Meter Room 01, Basement Crawlspace
Deficiency Quantity	300
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.
Terminal Unit Thermostatic Trap	Inspected

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Question	Response
HEATING	
Steam Heating	Inspected
Terminal Unit Thermostatic Trap	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies 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	32,400
Replacement Uom	MBH Net
Instance on Basement	Inspected
Burner Type	Oil
Heating Plant Oil Number	2
Is there a water meter on the boiler make-up water piping?	No
Burner Exists?	Yes
Burner Manufacturer	Preferred Utilities
Burner Model Number	API-AF-0400-XOP.R.4.0-SE
Boiler Auxiliaries	Inspected
Instance on Basement	Inspected
Boiler Auxiliary Piping	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Emergency Stop Switch	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Feedwater System	
Instance on Basement	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Boiler Feedwater Treatment(Automatic)	
Instance on Basement	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Boiler Flue Exhaust	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Make-up Water Backflow Preventer	
Instance on Basement	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Boiler Room Steam And Condensate Piping	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE ISOLATION VALVE
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	4
Quantity Uom	EACH

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Question	Response
HEATING PLANT	
Boiler Auxiliaries	
Boiler Room Steam And Condensate Piping	
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DEFECTIVE HEADER VALVE
Deficiency Location/Instance	Boiler Room / Boiler #1, Boiler #4
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.
Boiler Safety Valve	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room / Boiler #4 (1 of 12)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Boiler System	Inspected
Instance on Basement	Inspected
Coal-fired Boiler	
Instance on Basement	Does not Exist
Hot Water Boiler	
Instance on Basement	Does not Exist
Modular Boiler	
Instance on Basement	Does not Exist
Steam Boiler	
Instance on Basement	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	8,100
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Pacific National
Equipment	55412-1
Capacity/Size Quantity	8,100
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented

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HEATING PLANT	
Boiler System	
Steam Boiler	
Installation Year	1970
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	8,100
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Pacific National
Equipment	55412-2
Capacity/Size Quantity	8,100
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented
Installation Year	1970
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	8,100
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Pacific National
Equipment	55412-3
Capacity/Size Quantity	8,100
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented
Installation Year	1970
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	8,100
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Pacific National
Equipment	55412-4
Capacity/Size Quantity	8,100
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented
Installation Year	1970
Source of Installation	Documented
Deficiency	No deficiencies recorded
Fuel System	Inspected
Instance on Basement	Inspected
Boiler Fresh Air Louver/Damper	
Do Boiler Combustion Air Louvers exist?	Yes
Type	Automatic

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Question	Response
HEATING PLANT	
Fuel System	
Boiler Fresh Air Louver/Damper	
Instance on Basement	Inspected
Condition	1 - Good
Deficiency	DEFECTIVE ACTUATOR
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	4
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 Basement	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Fuel Oil Storage/Supply System	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Trains And Vent At The Boiler	
Instance on Basement	Does not Exist
Enclosed IDF Room	
Instance on Room C152D	Inspected
Instance on Rooms 216, 256, 280C (accessed through Room 280L), 300, 316, 334, 356, 400, Room inside Room 380L	Inspected
Dedicated A/C Equipment	
Instance on Rooms 216, 256, 280C (accessed through Room 280L), 300, 316, 334, 356, 400, Room inside Room 380L	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Rooms 216, 256, 280C (accessed through Room 280L), 300, 316, 334, 356, 400, Room inside Room 380L
Deficiency Quantity	9
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.
Instance on Room C152D	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
KITCHEN	
Instance on 1st Floor	Inspected
CO Detector	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

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Question	Response
KITCHEN	
Gas System	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Grease Trap	Does not Exist
Instance on 1st Floor	Does not Exist
Hood	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Fire Suppression System	Does not Exist
Instance on 1st Floor	Does not Exist
Hot Water Temperature Booster	Does not Exist
Instance on 1st Floor	Does not Exist
Kitchen Sink	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
MDF Room	Inspected
Instance on Room inside Room 172	Inspected
Dedicated A/C Equipment	Inspected
Instance on Room inside Room 172	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	Inspected
Instance on Room 340	Inspected
Alternative use	No
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Inspected
Alternative use	Yes
Instance on Rooms 423, 429	Inspected
Instance Quantity Uom	EACH
Alternative use	No
Acid Waste Neutralizing Tank	Does not Exist
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
CO Detector	Inspected
Instance on Rooms 423, 429	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Not Required

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Question	Response
SCIENCE DEMO ROOM	
CO Detector	
Instance on Room 340	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE/MISSING
Deficiency Location/Instance	Room 340
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.
Emergency Shower	
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
Eye Wash	
Instance on Rooms 423, 429	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 340	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 340
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Hood Exhaust Ductwork	
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
Hood Exhaust Fan	
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
Fixed Laboratory Hood	
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
Laboratory Sink	
Instance on Rooms 423, 429	Inspected

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Question	Response
SCIENCE DEMO ROOM	
Laboratory Sink	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 340	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Instance on Rooms 423, 429	Does not Exist
Instance on Rooms 332, 421, 432, 437, 439, 440, 441	Does not Exist
Instance on Room 340	Does not Exist
SCIENCE LAB	
Instance on Room 327	Inspected
Alternative use	No
Instance on Room 330	Inspected
Alternative use	No
Instance on Room 430	Inspected
Alternative use	No
Instance on Rooms 326, 427	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	
Instance on Rooms 326, 427	Does not Exist
Instance on Room 430	Does not Exist
Instance on Room 330	Does not Exist
Instance on Room 327	Does not Exist
CO Detector	
Instance on Rooms 326, 427	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Instance on Room 430	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE/MISSING
Deficiency Location/Instance	Room 430
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.
Instance on Room 330	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE/MISSING
Deficiency Location/Instance	Room 330
Deficiency Quantity	1
Quantity Uom	EACH

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Question	Response
SCIENCE LAB	
CO Detector	
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance on Room 327	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE/MISSING
Deficiency Location/Instance	Room 327
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.
Emergency Shower	
Instance on Rooms 326, 427	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 430	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 330	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 327	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE SHOWER
Deficiency Location/Instance	Room 327 (Missing Handle)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Eye Wash	
Instance on Rooms 326, 427	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 430	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 430 (1 of 2)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE

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Question	Response
SCIENCE LAB	
Eye Wash	
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance on Room 330	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 327	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on Rooms 326, 427	Does not Exist
Instance on Room 430	Does not Exist
Instance on Room 330	Does not Exist
Instance on Room 327	Does not Exist
Hood Exhaust Fan	
Instance on Rooms 326, 427	Does not Exist
Instance on Room 430	Does not Exist
Instance on Room 330	Does not Exist
Instance on Room 327	Does not Exist
Fixed Laboratory Hood	
Instance on Rooms 326, 427	Does not Exist
Instance on Room 430	Does not Exist
Instance on Room 330	Does not Exist
Instance on Room 327	Does not Exist
Laboratory Sink	
Instance on Rooms 326, 427	Inspected
Condition	2 - Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Room 326 (1 of 11)
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.
Instance on Room 430	Inspected
Condition	2 - Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Room 430 (2 of 10)
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded

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Question	Response
SCIENCE LAB	
Laboratory Sink	
Violations	No violations recorded.
Instance on Room 330	Inspected
Condition	2 - Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Room 330 (1 of 20)
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.
Instance on Room 327	Inspected
Condition	2 - Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Room 327 (7 of 21)
Deficiency Quantity	7
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.
Make-up Air Unit	
Instance on Rooms 326, 427	Does not Exist
Instance on Room 430	Does not Exist
Instance on Room 330	Does not Exist
Instance on Room 327	Does not Exist
SCIENCE PREP ROOM	
Instance on Room 433	Inspected
Alternative use	Yes
Acid Waste Neutralizing Tank	
Instance on Room 433	Does not Exist
CO Detector	
Instance on Room 433	Not Required
Emergency Shower	
Instance on Room 433	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Eye Wash	
Instance on Room 433	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on Room 433	Does not Exist
Hood Exhaust Fan	
Instance on Room 433	Does not Exist

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Question	Response
SCIENCE PREP ROOM	
Fixed Laboratory Hood	Does not Exist
Instance on Room 433	Does not Exist
Laboratory Sink	Inspected
Instance on Room 433	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Room 433	Does not Exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Dry Sprinkler Alarm Valve Assembly	Does not Exist
Wet Sprinkler Alarm Valve Assembly	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fire Booster Pump Assembly	Does not Exist
Roof Tank	Does not Exist
Siamese Connection	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sprinkler Head	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Gymnasium A/B Storage, Rooms 169WC, 334
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Boiler Room Office C137, Auditorium Stage, Gymnasium A/B Storage, Rooms 072, 075, 081, 083, 085, 164, 169A, 172, 175, 193, 267A, 325, 328, 372, 467B
Deficiency Quantity	89
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	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

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Question	Response
VENTILATION	
Exhaust Fan	
Approximate Total # of Fans	26-50
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Main Roof / EF-8, EF-9, EF-13, Lower Roof 5
Deficiency Quantity	4
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	
Condition	Inspected
Deficiency	3 - Fair
Deficiency	No deficiencies recorded
Metal Ductwork	
Condition	Inspected
Are there any uninsulated ductwork by design in Mechanical Rooms?	Yes
Are there chain operated dampers?	No
Condition	3 - Fair
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Penthouse MER / HV-11, HV-12, HV-13
Deficiency Quantity	30
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	MER C152E / AC-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.
Deficiency	DEFECTIVE REGISTER/DIFFUSER
Deficiency Location/Instance	Toilet Room in Boys Locker Room, BTR 420, GTR 414
Deficiency Quantity	6
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	Does not Exist
Unit Ventilator	Does not Exist