

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

Mechanical Inspection

**K660**

**Asset:** WILLIAM MAXWELL CTE HS - K, 145 PENNSYLVANIA AVENUE, New York, 11207

Inspection Id	Inspection Type	Time In	Last Edited
ME : K660	Mechanical	2023-12-11 8:37 AM	2024-02-27 4:59 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.	8,275
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	4
MERs/Fan Rooms Locations	Basement MER, Gymnasium MER, MER 537, Fan Room B60, Fire Booster Pump Assembly Room B39
Are there any spaces with Missing or Defective CO Detectors?	Yes
Location(s)	Emergency Generator Room B64
Are there any Emergency Stop Switches with Missing Hammers?	No
Are there any Painted/Obstructed Sprinkler Heads?	Yes
Location(s)	Boiler Room, Basement MER, Original Building - Basement Storage Room
Have any Systems/Major Building Components been upgraded?	Yes
	Systems: Domestic Hot Water Remote Storage Tank
	Years: 2023
	Systems: Chilled Water System - Backflow Preventer
	Years: 2019
	Systems: Fixtures - Staff and Other: Toilets, Urinals; Fixtures - Student: Toilets, Urinals; Sprinkler Heads (60%)
	Years: 2016
	Systems: Sump Pumps (2 of 4)
	Years: 2015
	Systems: Kitchen - Hot Water Temperature Booster; CO/Gas Leak Detection
	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
Yes	Other	Defective Refrigerant Leak Detection System	AIR CONDITIONING   Refrigerant Leak Detection System	MER 537	Kerry Collymore	Custodian	Sent to DSF	
Yes	Other	Defective Eyewash	SCIENCE DEMO ROOM   Eye Wash	Room 254	Kerry Collymore	Custodian	Sent to DSF	
Yes	Defective Kitchen Hood Fire Suppression System	Defective Kitchen Hood Fire Suppression System	KITCHEN   Hood Fire Suppression System	Kitchen	Kerry Collymore	Custodian	Sent to DSF	

**Inspection**

Question	Response
<b>Mechanical</b>	
<b>AIR CONDITIONING</b>	Inspected
<b>Chilled Water System</b>	Inspected
<b>Absorption Chiller</b>	Does not Exist
<b>Air Cooled Chiller</b>	Inspected

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Air Cooled Chiller</b>	
Instance	MER 537
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	York
Equipment	Chiller-1
Capacity/Size Quantity	160
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 537
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	York
Equipment	Chiller-2
Capacity/Size Quantity	160
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
<b>Air Cooled Condenser</b>	Inspected
Instance	Main Roof
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACCU-1
Capacity/Size Quantity	80
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE UNIT
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.

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Air Cooled Condenser</b>	
Instance	Main Roof
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACCU-2
Capacity/Size Quantity	80
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACCU-3
Capacity/Size Quantity	80
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACCU-4
Capacity/Size Quantity	80
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
<b>Chilled Water Distribution: Piping, Pumps and Auxiliaries</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Backflow Preventer</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>Central Station Air Handler</b>	Inspected
Instance	Fan Room B60
Instance Condition	3 - Fair
Instance Quantity	1

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Central Station Air Handler</b>	
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-2
Capacity/Size Quantity	20
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Gymnasium MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-1
Capacity/Size Quantity	20
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 537
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-3
Capacity/Size Quantity	10
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 537
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-4
Capacity/Size Quantity	15
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER B60

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Central Station Air Handler</b>	
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-5
Capacity/Size Quantity	10
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	No deficiencies recorded
<b>Fan Coil Unit</b>	Does not Exist
<b>Packaged Air Cooled Chiller</b>	Does not Exist
<b>Water Cooled Chiller</b>	Does not Exist
<b>Condenser Water Distribution: Piping, Pumps and Auxiliaries</b>	Does not Exist
<b>Cooling Coil in Ductwork</b>	Does not Exist
<b>Cooling Tower</b>	Does not Exist
<b>DX Split System</b>	Inspected
<b>Indoor Unit</b>	Inspected
Condition	3 - Fair
Deficiency	UP TO 5 TONS: DEFECTIVE CONTROLS
Deficiency Location/Instance	L.Y.F.E. Center Room 101
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.
<b>Outdoor Unit</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Dry Cooler</b>	Does not Exist
<b>Packaged / Rooftop Unit</b>	Inspected
Instance	Auditorium Roof
Instance Condition	5 - Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	N/A
Refrigerant Type	N/A
Instance Manufacturer	N/A
Equipment	N/A
Capacity/Size Quantity	10
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1998

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Packaged / Rooftop Unit</b>	
Source of Installation	Inspector Estimate
Deficiency	UP TO 20 TONS: DEFECTIVE UNIT
Deficiency Location/Instance	Auditorium 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.
<b>Packaged Terminal A/C</b>	Does not Exist
<b>Refrigerant Leak Detection System</b>	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	MER 537
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.
<b>Refrigerant Piping</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Return Fan</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>CENTRAL ACID WASTE NEUTRALIZING TANK</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>CLIMATE CONTROL SYSTEM</b>	Inspected
<b>BMS</b>	Inspected
Instance	Building Addition - Throughout, Original Building - Rooms 208, 209, 401, 409, 417, 425.
Instance Condition	5 - Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Installation Year	1998
Source of Installation	Documented
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	Building Addition - Throughout, Original Building - Rooms 208, 209, 401, 409, 417, 425.
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
<b>CLIMATE CONTROL SYSTEM</b>	
<b>BMS</b>	Inspected
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
<b>Pneumatic System</b>	Inspected
Instance	Original Building - Throughout
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	81-100%
Deficiency	DEFECTIVE TERMINAL UNIT CONTROL VALVE
Deficiency Location/Instance	Rooms 201, 204, 304, 525
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.
<b>Hybrid System</b>	Does not Exist
<b>Electric System</b>	Does not Exist
<b>COMPACTOR</b>	Does not Exist
<b>CONVEYING</b>	Inspected
<b>Dumbwaiter</b>	Does not Exist
<b>Elevator</b>	Inspected
Are all the existing elevators operable?	Yes
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Escalator</b>	Does not Exist
<b>Non-auditorium Handicap Lift - Vertical</b>	Does not Exist
<b>Non-auditorium Handicap Lift - Stair</b>	Does not Exist
<b>Ash Hoist</b>	Does not Exist
<b>Sidewalk Elevator</b>	Inspected
Are all the existing sidewalk elevators operable?	Yes
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>DOMESTIC WATER SYSTEM</b>	Inspected
<b>Domestic Cold Water System</b>	Inspected
<b>Gravity System</b>	Does not Exist
<b>Pressure Booster System</b>	Inspected
<b>Electric Pressure Booster System</b>	Inspected
Instance	Room B35
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Hugh J. Cullen
Equipment	N/A

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<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Cold Water System</b>	
<b>Pressure Booster System</b>	
<b>Electric Pressure Booster System</b>	
Capacity/Size Quantity	3
Capacity/Size UOM	Total # Pumps
Capacity/Size2 Quantity	15
Capacity/Size2 UOM	Total Pumps HP
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	DEFECTIVE PUMP
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.
<b>Hydraulic/Pneumatic Booster System</b>	
	Does not Exist
<b>Water Service</b>	
	Inspected
Instance	Room B35 (Sprinkler Main)
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	WATER MAIN: DEFECTIVE VALVE
Deficiency Location/Instance	Room B35 (Sprinkler Main)
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.
Instance	Room B35 (Domestic Main, RPZ in General Office Room 139A)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	RPZ: DEFECTIVE
Deficiency Location/Instance	General Office Room 139A (minor leak)
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	Room B65A (Domestic Main, RPZ in Room 140C)
Instance Condition	4 - Between Fair and Poor



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<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Cold Water System</b>	
<b>Water Service</b>	
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	WATER MAIN: DEFECTIVE VALVE
Deficiency Location/Instance	Room 65A (rusty main valve)
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.
Instance	Room B65A (Sprinkler Main)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
<b>Domestic Hot Water System</b>	Inspected
<b>Domestic Hot Water Remote Storage Tank</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>Domestic Water Heat Exchanger</b>	Does not Exist
<b>Electric Domestic Water Heater</b>	Does not Exist
<b>Heat Pump Domestic Water Heater</b>	Does not Exist
<b>Gas Fired Domestic Water Heater</b>	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	RayPak
Equipment	N/A
Capacity/Size Quantity	512
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	0
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2010
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>Oil Fired Domestic Water Heater</b>	Does not Exist
<b>Domestic Water Distribution Piping</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>DRAIN/WASTE/VENT AND STORM SYSTEM</b>	Inspected
<b>Interior Storm Piping</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

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Question	Response
<b>DRAIN/WASTE/VENT AND STORM SYSTEM</b>	
<b>Sewage/Waste/Vent Piping</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Sewage Ejector Pump</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Sump Pump</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)</b>	
<b>Dual Temperature Distribution: Piping, Pumps and</b>	Inspected
Condition	3 - Fair
Deficiency	PIPING: DEFECTIVE/LEAKS
Deficiency Location/Instance	Rooms 65A, 254
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.
<b>Dual Temperature Terminal Fan Coil Unit</b>	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Rooms 241, 254, 431
Deficiency Quantity	3
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.
<b>FIXTURES</b>	
<b>Staff And Other</b>	Inspected
<b>Janitor Sink</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Lavatory/Sink</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Toilet</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Urinal</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Student</b>	Inspected
<b>Drinking Fountain</b>	Inspected

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<b>FIXTURES</b>	
<b>Student</b>	
<b>Drinking Fountain</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Lavatory/Sink</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Locker Room Shower</b>	Inspected
Instance on 3rd Floor - Boys	Inaccessible
Instance on 3rd Floor - Girls	Inaccessible
<b>Sink And Fountain Combo Unit</b>	Does not Exist
<b>Toilet</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Urinal</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>GAS FIRED FURNACE</b>	Does not Exist
<b>GAS SERVICE</b>	Inspected
<b>Gas Distribution Piping</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Gas Meter Room Exhaust Fan</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Gas Meter Room Vent</b>	Does not Exist
<b>Gas Pressure Booster</b>	Does not Exist
<b>CO/Gas Leak Detection</b>	Inspected
Instance	Boiler Room, Gas Meter Room
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2013
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
<b>HEATING</b>	Inspected
<b>Heating Coil In Ductwork</b>	Does not Exist
<b>Hydronic Heating</b>	Inspected
<b>Hydronic Hot Water Distribution: Piping, Pumps and Auxiliaries</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Backflow Preventer</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hot Water Heat Exchanger</b>	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room (gasket leak at flange)

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Question	Response
<b>HEATING</b>	
<b>Hydronic Heating</b>	
<b>Hot Water Heat Exchanger</b>	
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.
<b>Radiator/Convactor/Fin Tube</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Steam Heating</b>	Inspected
<b>F&amp;T/Steam Drip Trap</b>	
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>MER Steam and Condensate Piping</b>	
Condition	3 - Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Gymnasium MER / AHU-1
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.
<b>Steam Condensate Return Piping</b>	
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Steam Condensate Return Pumping System</b>	
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Basement MER (gasket leak at tank)
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.
<b>Steam Piping</b>	
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Terminal Unit Thermostatic Trap</b>	
Does not Exist	
<b>Steam supplied by External Sources</b>	
Does not Exist	
<b>Unit Heater/Cabinet Heater</b>	
Inspected	
Condition	3 - Fair

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<b>HEATING</b>	
<b>Unit Heater/Cabinet Heater</b>	
Deficiency	DEFECTIVE
Deficiency Location/Instance	Exit 1 Lobby (too noisy)
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.
<b>HEATING PLANT</b>	
	Inspected
Replacement Quantity	12,897
Replacement Uom	MBH Net
Instance on Building Addition - 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?	No
Burner Exists?	Yes
Burner Manufacturer	Gordon Piatt
Burner Model Number	FL12 1. GO -50
<b>Boiler Auxiliaries</b>	
	Inspected
Instance on Building Addition - Basement	Inspected
<b>Boiler Auxiliary Piping</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Emergency Stop Switch</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater System</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater Treatment(Automatic)</b>	
Instance on Building Addition - Basement	Does not Exist
<b>Boiler Flue Exhaust</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Make-up Water Backflow Preventer</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Room Steam And Condensate Piping</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Boiler Safety Valve</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair

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Question	Response
<b>HEATING PLANT</b>	
<b>Boiler Auxiliaries</b>	Inspected
<b>Boiler Safety Valve</b>	
Deficiency	No deficiencies recorded
<b>Boiler System</b>	Inspected
Instance on Building Addition - Basement	Inspected
<b>Coal-fired Boiler</b>	
Instance on Building Addition - Basement	Does not Exist
<b>Hot Water Boiler</b>	
Instance on Building Addition - Basement	Does not Exist
<b>Modular Boiler</b>	
Instance on Building Addition - Basement	Does not Exist
<b>Steam Boiler</b>	
Instance on Building Addition - Basement	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	4,299
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Burnham
Equipment	8680-01
Capacity/Size Quantity	5,537
Capacity/Size UOM	MBH Gross
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	LEAKY/PLUGGED TUBES
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.
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	4,299
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Burnham
Equipment	8680-02
Capacity/Size Quantity	5,537
Capacity/Size UOM	MBH Gross
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	LEAKY/PLUGGED TUBES
Deficiency Quantity	3
Quantity Uom	EACH

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Question	Response
<b>HEATING PLANT</b>	
<b>Boiler System</b>	Inspected
<b>Steam Boiler</b>	
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	4,299
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Burnham
Equipment	8680-03
Capacity/Size Quantity	5,537
Capacity/Size UOM	MBH Gross
Source of Capacity/Size	Documented
Installation Year	1998
Source of Installation	Documented
Deficiency	LEAKY/PLUGGED TUBES
Deficiency Quantity	4
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.
<b>Fuel System</b>	Inspected
Instance on Building Addition - Basement	Inspected
<b>Boiler Fresh Air Louver/Damper</b>	
Do Boiler Combustion Air Louvers exist?	Yes
Type	Automatic
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Burner/Burner Control Panel</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	BURNER CONTROL PANEL: DEFECTIVE
Deficiency Location/Instance	Boiler Room / Boiler #3
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.
<b>Fuel Oil Storage/Supply System</b>	
Instance on Building Addition - Basement	Inspected

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Question	Response
<b>HEATING PLANT</b>	
<b>Fuel System</b>	
<b>Fuel Oil Storage/Supply System</b>	
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Gas Trains And Vent At The Boiler</b>	
Instance on Building Addition - Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Enclosed IDF Room</b>	
Instance on Building Addition - Rooms 133, 235, 333, 433, 533	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Building Addition - Rooms 133, 235, 333, 433, 533	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Building Addition - Rooms 133, 235, 333, 433, 533
Deficiency Quantity	5
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.
<b>KITCHEN</b>	
Instance on 1st Floor	Inspected
<b>CO Detector</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Gas System</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Grease Trap</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Fan</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Fire Suppression System</b>	
	Inspected



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Question	Response
<b>KITCHEN</b>	
<b>Hood Fire Suppression System</b>	
Instance on 1st Floor	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Kitchen
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.
<b>Hot Water Temperature Booster</b>	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Kitchen Sink</b>	
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	MISSING AIR GAP
Deficiency Location/Instance	Kitchen
Deficiency Quantity	3
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.
<b>MDF Room</b>	
Instance on Building Addition - Room 137	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Building Addition - Room 137	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>SCIENCE DEMO ROOM</b>	
Instance on Room 262	Inspected
Alternative use	Yes
Instance on Room 250	Inspected
Alternative use	No
Instance on Room 254	Inspected
Alternative use	No
<b>Acid Waste Neutralizing Tank</b>	
Instance on Room 254	Does not Exist
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>CO Detector</b>	
Instance on Room 254	Not Required
Instance on Room 250	Not Required

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Question	Response
<b>SCIENCE DEMO ROOM</b>	
<b>CO Detector</b>	Not Required
Instance on Room 262	Not Required
<b>Emergency Shower</b>	Does not Exist
Instance on Room 254	Does not Exist
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>Eye Wash</b>	Inspected
Instance on Room 254	Inspected
Condition	5 - Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 254
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.
Instance on Room 250	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 262	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	Does not Exist
Instance on Room 254	Does not Exist
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>Hood Exhaust Fan</b>	Does not Exist
Instance on Room 254	Does not Exist
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>Fixed Laboratory Hood</b>	Does not Exist
Instance on Room 254	Does not Exist
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>Laboratory Sink</b>	Inspected
Instance on Room 254	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 250	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 262	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	Does not Exist
Instance on Room 254	Does not Exist

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Question	Response
<b>SCIENCE DEMO ROOM</b>	Inspected
<b>Make-up Air Unit</b>	
Instance on Room 250	Does not Exist
Instance on Room 262	Does not Exist
<b>SCIENCE LAB</b>	Inspected
Instance on Rooms 251, 265	Inspected
Alternative use	No
<b>Acid Waste Neutralizing Tank</b>	Does not Exist
Instance on Rooms 251, 265	Does not Exist
<b>CO Detector</b>	Not Required
Instance on Rooms 251, 265	Not Required
<b>Emergency Shower</b>	Does not Exist
Instance on Rooms 251, 265	Does not Exist
<b>Eye Wash</b>	Inspected
Instance on Rooms 251, 265	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	Inspected
Instance on Rooms 251, 265	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Fan</b>	Inspected
Instance on Rooms 251, 265	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fixed Laboratory Hood</b>	Inspected
Instance on Rooms 251, 265	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Laboratory Sink</b>	Inspected
Instance on Rooms 251, 265	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	Does not Exist
Instance on Rooms 251, 265	Does not Exist
<b>SCIENCE PREP ROOM</b>	Inspected
Instance on Room 259	Inspected
Alternative use	No
<b>Acid Waste Neutralizing Tank</b>	Does not Exist
Instance on Room 259	Does not Exist
<b>CO Detector</b>	Not Required
Instance on Room 259	Not Required
<b>Emergency Shower</b>	Does not Exist
Instance on Room 259	Does not Exist
<b>Eye Wash</b>	Does not Exist
Instance on Room 259	Does not Exist
<b>Hood Exhaust Ductwork</b>	Inspected
Instance on Room 259	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

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Question	Response
<b>SCIENCE PREP ROOM</b>	
<b>Hood Exhaust Fan</b>	Inspected
Instance on Room 259	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Fixed Laboratory Hood</b>	Inspected
Instance on Room 259	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Laboratory Sink</b>	Inspected
Instance on Room 259	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	Does not Exist
Instance on Room 259	Does not Exist
<b>SPRINKLERS, STANDPIPE, FIRE SYSTEM</b>	Inspected
<b>Dry Sprinkler Alarm Valve Assembly</b>	Does not Exist
<b>Wet Sprinkler Alarm Valve Assembly</b>	Does not Exist
<b>Fire Booster Pump Assembly</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Roof Tank</b>	Does not Exist
<b>Siamese Connection</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Sprinkler Head</b>	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Boiler Room, Basement MER, Original Building - Basement Storage Room
Deficiency Quantity	20
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo	No photo recorded
Violations	No violations recorded.
<b>Sprinkler Piping</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Standpipe System</b>	Inspected
<b>Hose Valve Assembly</b>	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE FIRE HOSE CABINET
Deficiency Location/Instance	Stair D/4
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>SPRINKLERS, STANDPIPE, FIRE SYSTEM</b>	
<b>Standpipe System</b>	
<b>Hose Valve Assembly</b>	Inspected
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
<b>Piping</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Water Gong</b>	Does not Exist
<b>SWIMMING POOL</b>	Does not Exist
<b>VENTILATION</b>	Inspected
Is the building mechanically ventilated?	Yes
<b>Exhaust Fan</b>	Inspected
Approximate Total # of Fans	1-25
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Heating And Ventilating Unit</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>Metal Ductwork</b>	Inspected
Are there any uninsulated ductwork by design in Mechanical Rooms?	No
Are there chain operated dampers?	No
Condition	3 - Fair
Deficiency	DAMAGED FLEXIBLE CONNECTION
Deficiency Location/Instance	Main Roof (EF-10, -12, -14, -15)
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.
<b>Supply Fan</b>	Does not Exist
<b>Unit Ventilator</b>	Does not Exist