

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

**Mechanical Inspection**

**M011**



**Asset:** P.S. 11 - MANHATTAN, 320 WEST 21 STREET, MANHATTAN, NY, 10011

Inspection Id	Inspection Type	Time In	Last Edited
2192	MECHANICAL	2024-01-05 09:03AM	2024-02-15 03:56PM

**Asset Data**

Question	Answer
Have any Systems/Major Building Components been upgraded?	Systems: Non-Auditorium Handicap Lift - Vertical, MDF Room - Dedicated A/C Equipment (DX Split System) Years: 2023 Systems: Enclosed IDF Room - Dedicated A/C Equipment: Room 211A (Window A/C); Steam Condensate Return Pumping System (1 of 2); Hydraulic/Pneumatic Booster System: Pressure Booster Pumps; Drinking Fountains (~50%); Kitchen - Hood Exhaust Ductwork Years: 2022 Systems: Climate Control System - Pneumatic System: Air Compressors, Pneumatic PRV Station, Refrigerated Air Dryers; DX Split Systems for Gymnasium and Dance Studio 502 Years: 2021 Systems: Gas Fired Domestic Water Heater; Domestic Hot Water Remote Storage Tanks; Kitchen - Gas System: Master Gas Control Valve Years: 2017 Systems: Students Toilet Room Fixtures (~70%); Swimming Pool - Pumps, Filters, Piping (~50%) Years: 2015 Systems: Kitchen - Grease Trap Years: 2013
Are there fuel tanks?	Yes
Total # of above ground tanks	2
Total capacity of all above ground tanks in gal.	15,000
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	4
MERs/Fan Rooms Locations	Basement - Basement Mechanical Area, Pool MER; Penthouse Fan Room
Are there any spaces with Missing or Defective CO Detectors?	No
Are there any Painted/Obstructed Sprinkler Heads?	Yes
Location(s)	Basement - Supply Room (painted, 1)
Are there any Emergency Stop Switches with Missing Hammers?	No components

**Priority Condition**

Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Photo Image
No	Defective Boiler Safety Auxiliary	(4)	Boiler Safety Valve	Boiler Room @ Boilers #1, #3	Ibrahim Ilboudo	Fireman	
No	Defective CO/Gas Leak Detection	Fault Signal At Panel	CO/Gas Leak Detection	Boiler Room	Ibrahim Ilboudo	Fireman	

**Inspection**

Question	Response
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Question	Response
<b>Mechanical</b>	
<b>AIR CONDITIONING</b>	Inspected
<b>Chilled Water System</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	1- Good
Deficiency	No deficiencies recorded
<b>Outdoor Unit</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Dry Cooler</b>	Does not exist
<b>Packaged / Rooftop Unit</b>	Does not exist
<b>Packaged Terminal A/C</b>	Does not exist
<b>Refrigerant Leak Detection System</b>	Does not exist
<b>Refrigerant Piping</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Return Fan</b>	Does not exist
<b>CENTRAL ACID WASTE NEUTRALIZING TANK</b>	Does not exist
<b>CLIMATE CONTROL SYSTEM</b>	Inspected
<b>BMS</b>	Inspected
Instance	Throughout except Cafeteria, Swimming Pool, Shower Rooms (WPT System)
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	81-100%
Installation Year	2010
Source of Installation Year	Inspector Estimate
Deficiency	PNEUMATIC TUBING: DEFECTIVE/LEAKS AIR
Deficiency Location/Instance	4th Floor Boy's Toilet Room; 5th Floor Boy's Toilet Room
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE LOCAL CONTROL PANEL
Deficiency Location/Instance	IDF Room 351
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Pneumatic System</b>	Inspected
Instance	Throughout (House Blowers), Auditorium, Swimming Pool, Shower Rooms
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Deficiency	DEFECTIVE TERMINAL UNIT CONTROLLER

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<b>Question</b>	<b>Response</b>
<b>CLIMATE CONTROL SYSTEM</b>	
<b>Pneumatic System</b>	
Deficiency Location/Instance	Boiler Room @ House Blowers; Basement Mechanical Area @ Pool Blower
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE TEMPERATURE CONTROL ZONE VALVE
Deficiency Location/Instance	Boiler Room @ House Blowers; Basement Mechanical Area @ Pool Blower
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
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>	Does not exist
<b>Escalator</b>	Does not exist
<b>Non-auditorium Handicap Lift - Vertical</b>	Inspected
Condition	1- Good
Are all the existing non-auditorium vertical handicap lifts operable?	Yes
Deficiency	No deficiencies recorded
<b>Non-auditorium Handicap Lift - Stair</b>	Does not exist
<b>Ash Hoist</b>	Does not exist
<b>Sidewalk Elevator</b>	Does not exist
<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>	Does not exist
<b>Hydraulic/Pneumatic Booster System</b>	Inspected
<b>Water Pressure Booster - Compressor</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Pressure Booster Pump</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Domestic Cold Water Tank</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Water Service</b>	Inspected
Instance	Basement - Pool MER, Supply Room, Storage Room
Instance Condition	3- Fair
Instance Quantity	3
Instance Quantity Uom	EACH
Deficiency	WATER MAIN:MISSING BACKFLOW PREVENTION DEVICE

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Question	Response
<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Cold Water System</b>	
<b>Water Service</b>	
Deficiency Location/Instance	Basement - Pool MER, Supply Room, Storage Room
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	INSTALL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Domestic Hot Water System</b>	
<b>Domestic Hot Water Remote Storage Tank</b>	
Condition	Inspected
Deficiency	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Domestic Water Heat Exchanger</b>	
Condition	Inspected
Condition	3- Fair
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Pool MER
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	Flange Leaks
Deficiency Location/Instance	Pool MER
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Electric 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
Manufacturer	Lochinvar
EquipmentId	N/A
Capacity/Size Quantity	399
Capacity/Size UOM	MBH Input
Capacity/Size 2 Quantity	0
Capacity/Size 2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2017
Source of Installation Year	Documented
Deficiency	DEFECTIVE FLUE EXHAUST
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Oil Fired Domestic Water Heater</b>	
Does not exist	

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<b>Question</b>	<b>Response</b>
<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Hot Water System</b>	
<b>Heat Pump Domestic Water Heater</b>	Does not exist
<b>Domestic Water Distribution Piping</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE VALVE
Deficiency Location/Instance	Fuel Oil Tank Room #2
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>DRAIN/WASTE/VENT AND STORM SYSTEM</b>	
	Inspected
<b>Interior Storm Piping</b>	
	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Sewage/Waste/Vent Piping</b>	
	Inspected
Condition	3- Fair
Deficiency	SEWAGE/WASTE PIPING:DEFECTIVE/LEAKS
Deficiency Location/Instance	Basement Mechanical Area, Pool MER, Stair "F/1", 1st Floor Girl's Toilet Room, 3rd Floor Girl's Toilet Room, 4th Floor Girl's Toilet Room
Deficiency Quantity	60
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	VENT PIPING:DETERIORATED
Deficiency Location/Instance	Pool MER
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Sewage Ejector Pump</b>	
	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded

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<b>Question</b>	<b>Response</b>
<b>DRAIN/WASTE/VENT AND STORM SYSTEM</b>	
<b>Sump Pump</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)</b>	
	Does not exist
<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	3- Fair
Deficiency	No deficiencies recorded
<b>Urinal</b>	Does not exist
<b>Student</b>	Inspected
<b>Drinking Fountain</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Correct near Room 504
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Lavatory/Sink</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Locker Room Shower</b>	
	Inspected
Instance on Basement - Boys	Inspected
Instance Condition	3- Fair
Alternative Use	No
Deficiency	DEFECTIVE MIXING VALVE
Deficiency Location/Instance	Boys Shower Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Instance on Basement - Girls	Inspected
Instance Condition	3- Fair
Alternative Use	No
Deficiency	MISSING SHOWER HEAD
Deficiency Location/Instance	Girls Shower Room
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded

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<b>Question</b>	<b>Response</b>
<b>FIXTURES</b>	
<b>Student</b>	
<b>Sink And Fountain Combo Unit</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>GAS FIRED FURNACE</b>	Does not exist
<b>GAS SERVICE</b>	Inspected
<b>Gas Distribution Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Gas Meter Room Exhaust Fan</b>	Does not exist
<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
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2006
Source of Installation Year	Inspector Estimate
Deficiency	DEFECTIVE CONTROL PANEL
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>HEATING</b>	Inspected
<b>Heating Coil In Ductwork</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Boiler Room @ East House Blower
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Hydronic Heating</b>	Does not exist
<b>Radiator/Convactor/Fin Tube</b>	Inspected
Condition	3- Fair
Deficiency	AUXILIARY (VALVE, VENT):DEFECTIVE
Deficiency Location/Instance	Stairs, Corridors, Toilet Rooms
Deficiency Quantity	12
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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<b>Question</b>	<b>Response</b>
<b>HEATING</b>	
<b>Radiator/Convactor/Fin Tube</b>	
Violations	No violations recorded
Deficiency	RADIATOR/CONVECTOR:MISSING GUARD/SHIELD
Deficiency Location/Instance	Nurse's Office - Toilet Rooms
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Steam Heating</b>	Inspected
<b>F&amp;T/Steam Drip Trap</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>MER Steam and Condensate Piping</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Boiler Room @ East House Blower; Basement Mechanical Area @ Pool Blower
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE VALVE
Deficiency Location/Instance	Basement Mechanical Area @ Pool Blower
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Steam Condensate Return Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Steam Condensate Return Pumping System</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Steam Piping</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Basement - Supply Room, Custodian's Toilet Room; 2nd Floor Boy's Toilet Room; 5th Floor Girl's Toilet Room
Deficiency Quantity	40
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE VALVE
Deficiency Location/Instance	Pool MER
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE



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<b>Question</b>	<b>Response</b>
<b>HEATING</b>	
<b>Steam Heating</b>	
<b>Steam Piping</b>	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Terminal Unit Thermostatic Trap</b>	
Condition	Inspected
Deficiency	3- Fair
Deficiency	No deficiencies recorded
<b>Steam supplied by External Sources</b>	
Condition	Does not exist
<b>Unit Heater/Cabinet Heater</b>	
Condition	Inspected
Condition	5- Poor
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Kitchen, Cafeteria (5 of 6)
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>HEATING PLANT</b>	
Instance on Basement	Inspected
Is there a water meter on the boiler make-up water piping? Observed Operational?	Yes
Observed Operational?	Yes
Burner Manufacturer	Cleaver Brooks
Burner Model	N/A
Burner Type	Oil
Heating Plant Oil Number	2
<b>Boiler Auxiliaries</b>	
Instance on Basement	Inspected
<b>Boiler Auxiliary Piping</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	DEFECTIVE BOILER MAKE-UP WATER PIPING
Deficiency Location/Instance	Boiler Room @ Boiler Feedwater Tank
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Boiler Emergency Stop Switch</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater System</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater Treatment(Automatic)</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Flue Exhaust</b>	
Instance on Basement	Inspected

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Question	Response
<b>HEATING PLANT</b>	
<b>Boiler Auxiliaries</b>	
<b>Boiler Flue Exhaust</b>	
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Make-up Water Backflow Preventer</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Room Steam And Condensate Piping</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Boiler Safety Valve</b>	
Instance on Basement	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room @ Boilers #1, #3 (4 of 6)
Deficiency Quantity	4
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>Boiler System</b>	
Instance on Basement	Inspected
<b>Coal-fired Boiler</b>	
Instance on Basement	Does not exist
<b>Hot Water Boiler</b>	
Instance on Basement	Does not exist
<b>Modular Boiler</b>	
Instance on Basement	Does not exist
<b>Steam Boiler</b>	
Instance on Basement	Inspected
Instance on Basement	Inspected
Instance	Boiler Room
Instance Condition	3- Fair
Instance Quantity	3,913
Instance Quantity Uom	MBH NET
Cast Iron Boiler?	No
Manufacturer	Cleaver Brooks
EquipmentId	7911-01
Capacity/Size Quantity	45
Capacity/Size UOM	Burner GPH
Source of Capacity/Size	Documented
Installation Year	2000
Source of Installation Year	Documented
Deficiency	LEAKY/PLUGGED TUBES
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Instance	Boiler Room

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<b>HEATING PLANT</b>	
<b>Boiler System</b>	
<b>Steam Boiler</b>	
Instance Condition	3- Fair
Instance Quantity	3,913
Instance Quantity Uom	MBH NET
Cast Iron Boiler?	No
Manufacturer	Cleaver Brooks
EquipmentId	7911-03
Capacity/Size Quantity	45
Capacity/Size UOM	Burner GPH
Source of Capacity/Size	Documented
Installation Year	2000
Source of Installation Year	Documented
Deficiency	DEFECTIVE AUXILIARY (GAUGES, GASKETS ETC.)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	LEAKY/PLUGGED TUBES
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Instance	Boiler Room
Instance Condition	3- Fair
Instance Quantity	3,913
Instance Quantity Uom	MBH NET
Cast Iron Boiler?	No
Manufacturer	Cleaver Brooks
EquipmentId	7911-02
Capacity/Size Quantity	45
Capacity/Size UOM	Burner GPH
Source of Capacity/Size	Documented
Installation Year	2000
Source of Installation Year	Documented
Deficiency	DEFECTIVE AUXILIARY (GAUGES, GASKETS ETC.)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	LEAKY/PLUGGED TUBES
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Fuel System</b>	
Instance on Basement	Inspected

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Question	Response
<b>HEATING PLANT</b>	
<b>Fuel System</b>	
<b>Boiler Fresh Air Louver/Damper</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Type	Automatic
Deficiency	No deficiencies recorded
<b>Burner/Burner Control Panel</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	OIL BURNER:DEFECTIVE
Deficiency Location/Instance	Boiler Room @ Boiler #2
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	BURNER CONTROL PANEL:DEFECTIVE OPACITY SENSOR
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
Violations	No violations recorded
<b>Fuel Oil Storage/Supply System</b>	
Instance on Basement	Inspected
Instance Condition	3- Fair
Deficiency	FUEL OIL LEVEL GAUGE:DEFECTIVE
Deficiency Location/Instance	Corridor near Fuel Oil Tank Room #2
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Gas Trains And Vent At The Boiler</b>	
Instance on Basement	Does not exist
<b>Enclosed IDF Room</b>	
Instance on Room 211A	Inspected
Instance on Room 351	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Room 211A	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Instance on Room 351	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Room 351
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	INSTALL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>Enclosed IDF Room</b>	
<b>Dedicated A/C Equipment</b>	
Violations	No violations recorded
<b>KITCHEN</b>	
Instance on 1st Floor	Inspected
<b>CO Detector</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Gas System</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Grease Trap</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Hood</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	
Instance on 1st Floor	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Hood Exhaust Fan</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Hood Fire Suppression System</b>	
Instance on 1st Floor	Does not exist
<b>Hot Water Temperature Booster</b>	
Instance on 1st Floor	Does not exist
<b>Kitchen Sink</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>MDF Room</b>	
Instance on Penthouse	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Penthouse	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>SCIENCE DEMO ROOM</b>	
Instance on Room 504A	Does not exist
<b>SCIENCE LAB</b>	
Instance on Room 504A	Inspected
Alternative Use	No
<b>Acid Waste Neutralizing Tank</b>	
Instance on Room 504A	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>CO Detector</b>	
Instance on Room 504A	Inspected
Instance Condition	3- Fair

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Question	Response
<b>SCIENCE LAB</b>	
<b>CO Detector</b>	
Deficiency	No deficiencies recorded
<b>Emergency Shower</b>	
Instance on Room 504A	Does not exist
<b>Eye Wash</b>	
Instance on Room 504A	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	
Instance on Room 504A	Does not exist
<b>Hood Exhaust Fan</b>	
Instance on Room 504A	Does not exist
<b>Fixed Laboratory Hood</b>	
Instance on Room 504A	Does not exist
<b>Laboratory Sink</b>	
Instance on Room 504A	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	
Instance on Room 504A	Does not exist
<b>SCIENCE PREP ROOM</b>	
<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>	
Does not exist	
<b>Roof Tank</b>	
Does not exist	
<b>Siamese Connection</b>	
Does not exist	
<b>Sprinkler Head</b>	
Inspected	
Condition	3- Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Basement - Supply Room (painted, 1)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>Sprinkler Piping</b>	
Inspected	
Condition	3- Fair
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Basement - Supply Room
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Standpipe System</b>	
Does not exist	
<b>Water Gong</b>	
Does not exist	
<b>SWIMMING POOL</b>	
Inspected	
Instance on Basement	Inspected
<b>Filter</b>	
Replacement Quantity	3
Replacement Uom	EACH

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Question	Response
<b>SWIMMING POOL</b>	
<b>Filter</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Pool MER (1 of 3)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	NOT IN USE
Deficiency Location/Instance	Pool MER (3 of 6)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	NO ACTION
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 1
Violations	No violations recorded
<b>Heater</b>	
Instance on Basement	Inspected
Instance Condition	5- Poor
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Pool MER (1 of 1)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Piping</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Pump</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>VENTILATION</b>	
Is the building Mechanically ventilated?	Inspected
	Yes
<b>Exhaust Fan</b>	
Condition	Inspected
	4- Between Fair and Poor
Approximate Total # of Fans	1-25
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Boiler Room / Cafeteria Exhaust Fan; Penthouse Fan Room; Roof (3 of 9)
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Heating And Ventilating Unit</b>	Does not exist
<b>Metal Ductwork</b>	
Condition	Inspected
	3- Fair

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Question	Response
<b>VENTILATION</b>	
<b>Metal Ductwork</b>	
Are there any uninsulated ductwork by design in Mechanical rooms?	Yes
Are there chain operated dampers?	Yes
Deficiency	No deficiencies recorded
<b>Supply Fan</b>	
Condition	Inspected
Approximate Total # of Fans	3- Fair
Deficiency	1-5
<b>Unit Ventilator</b>	
	No deficiencies recorded
	Does not exist