

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

**Mechanical Inspection**

**M050**


**Asset:** P.S. 50 (UDC & ECF) - MANHATTAN, 433 EAST 100 STREET, MANHATTAN, NY, 10029

Inspection Id	Inspection Type	Time In	Last Edited
2388	MECHANICAL	2024-01-12 08:37AM	2024-02-21 08:55AM

**Asset Data**

Question	Answer
Have any Systems/Major Building Components been upgraded?	Systems: Electric Domestic Water Heater for Kitchen Years: 2023 Systems: Terminal Unit Thermostatic Traps; F&T/Steam Drip Traps (~85%); DX Split Systems for Corridor of Room 208 (2 of 7) Years: 2022 Systems: Packaged / Rooftop Unit for Green House; Gas Distribution Piping (~20%) Years: 2015 Systems: DX Split Systems for Corridors of Room 205, 206 (4 of 7) Years: 2014 Systems: Heating Plant; Gas Distribution Piping (~50%); CO/Gas Leak Detection Years: 2013
Are there fuel tanks?	No
Total # of water main service entries to the asset	3
MERs/Fan Rooms Locations	Boiler Room Mezzanine MER; Penthouse MER
Are there any spaces with Missing or Defective CO Detectors?	Yes
Location(s)	Science Lab 301J
Are there any Painted/Obstructed Sprinkler Heads?	Yes
Location(s)	1st Floor Multipurpose Room; Rooms G13, G15, G17, 124 (painted, 10)
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 Kitchen Gas System	Defective Shut-off Switch	Gas System	Kitchen	Kenneth Alvarado	Fireman	

**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
Instance	Penthouse MER
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	CH-1
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Air Cooled Chiller</b>	
Refrigerant Type	N/A
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
Violations	No violations recorded
Instance	Penthouse MER
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	CH-2
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented
Refrigerant Type	N/A
Deficiency	No deficiencies recorded
Instance	Boiler Room Mezzanine MER
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	CH-3
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented
Refrigerant Type	N/A
Deficiency	UP TO 100 TONS:DEFECTIVE COMPRESSOR
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	UP TO 100 TONS:DEFECTIVE CONTROLS
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Air Cooled Condenser</b>	Inspected
Instance	Penthouse MER
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Air Cooled Condenser</b>	
EquipmentId	ACC-1
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse MER
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	ACC-2
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room Mezzanine MER
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	ACC-3
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
<b>Chilled Water Distribution: Piping, Pumps and Auxiliaries</b>	Inspected
Condition	3- Fair
Deficiency	AUXILIARIES:DEFECTIVE MAKE-UP GLYCOL/WATER PIPING
Deficiency Location/Instance	Penthouse MER
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	PUMP:DEFECTIVE
Deficiency Location/Instance	Penthouse 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>Backflow Preventer</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded

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Question	Response
<b>AIR CONDITIONING</b>	
<b>Chilled Water System</b>	
<b>Central Station Air Handler</b>	Inspected
Instance	Penthouse MER
Instance Condition	3- Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	MZ-15, MZ-17
Capacity/Size Quantity	15
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Inspector Estimate
Installation Year	1975
Source of Installation Year	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	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Outdoor Unit</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Dry Cooler</b>	Does not exist
<b>Packaged / Rooftop Unit</b>	Inspected
Instance	Main Roof
Instance Condition	1- Good
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Johnson Controls, Inc
EquipmentId	RTU-1
Capacity/Size Quantity	10
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2015
Source of Installation Year	Custodial Staff
Source of Heating	Gas
Refrigerant Type	R-410A
Deficiency	No deficiencies recorded
<b>Packaged Terminal A/C</b>	Does not exist
<b>Refrigerant Leak Detection System</b>	Does not exist
<b>Refrigerant Piping</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	Boiler Room Mezzanine MER, Penthouse MER
Deficiency Quantity	60
Quantity Uom	L.F.
Potential Action	MAINTENANCE
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>AIR CONDITIONING</b>	
<b>Return Fan</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Penthouse MER / MZ-18
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>CENTRAL ACID WASTE NEUTRALIZING TANK</b>	
	Does not exist
<b>CLIMATE CONTROL SYSTEM</b>	
	Inspected
<b>BMS</b>	
	Does not exist
<b>Pneumatic System</b>	
Instance	Throughout
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	41-60%
Deficiency	DEFECTIVE TERMINAL UNIT CONTROLLER
Deficiency Location/Instance	Penthouse MER, Boiler Room Mezzanine MER
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE REFRIGERATED AIR DRYER
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE AIR COMPRESSOR
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	PNEUMATIC TUBING: DEFECTIVE/LEAKS AIR
Deficiency Location/Instance	Boiler Room Mezzanine MER, Penthouse MER
Deficiency Quantity	80
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE TEMPERATURE CONTROL THERMOSTAT
Deficiency Location/Instance	Various Locations
Deficiency Quantity	20
Quantity Uom	EACH

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<b>Question</b>	<b>Response</b>
<b>CLIMATE CONTROL SYSTEM</b>	
<b>Pneumatic System</b>	
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>	
Condition	Inspected
Condition	3- Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Room G18
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>CONVEYING</b>	
<b>Dumbwaiter</b>	Inspected
<b>Dumbwaiter</b>	Does not exist
<b>Elevator</b>	Inspected
Condition	2- Between Good and Fair
Are all the existing elevators operable?	Yes
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>	Does not exist
<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Cold Water System</b>	Inspected
<b>Domestic Cold Water System</b>	Inspected
<b>Gravity System</b>	Does not exist
<b>Pressure Booster System</b>	Does not exist
<b>Water Service</b>	Inspected
Instance	Boiler Room - Storage Room; Room G19
Instance Condition	3- Fair
Instance Quantity	3
Instance Quantity Uom	EACH
Deficiency	WATER MAIN:MISSING BACKFLOW PREVENTION DEVICE
Deficiency Location/Instance	Boiler Room - Storage Room; Room G19
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>	Inspected
<b>Domestic Hot Water Remote Storage Tank</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Domestic Water Heat Exchanger</b>	Does not exist
<b>Electric Domestic Water Heater</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded

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<b>Question</b>	<b>Response</b>
<b>DOMESTIC WATER SYSTEM</b>	
<b>Domestic Hot Water System</b>	
<b>Gas Fired Domestic Water Heater</b>	Inspected
Instance	Boiler Room
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Lochinvar
EquipmentId	N/A
Capacity/Size Quantity	315
Capacity/Size UOM	MBH Input
Capacity/Size 2 Quantity	0
Capacity/Size 2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2012
Source of Installation Year	Custodial Staff
Deficiency	No deficiencies recorded
<b>Oil Fired Domestic Water Heater</b>	Does not exist
<b>Heat Pump Domestic Water Heater</b>	Does not exist
<b>Domestic Water Distribution Piping</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE BACKFLOW PREVENTER
Deficiency Location/Instance	Room 301J
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE DOMESTIC HOT WATER CIRCULATING PUMP
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
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	10
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>DRAIN/WASTE/VENT AND STORM SYSTEM</b>	
<b>Interior Storm Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Sewage/Waste/Vent Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Sewage Ejector Pump</b>	Does not exist
<b>Sump Pump</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded

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<b>Question</b>	<b>Response</b>
<b>DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)</b>	Inspected
<b>Dual Temperature Distribution: Piping, Pumps and Auxiliaries</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Dual Temperature Terminal Fan Coil Unit</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE MOTOR
Deficiency Location/Instance	Rooms G3, G29, G39 and other locations
Deficiency Quantity	8
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE
Deficiency Location/Instance	Rooms G1, G23, G27
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>FIXTURES</b>	Inspected
<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>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Student</b>	Inspected
<b>Drinking Fountain</b>	Inspected
Condition	3- Fair
Deficiency	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Gymnasium
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
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>	Does not exist
<b>Sink And Fountain Combo Unit</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded



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Question	Response
<b>FIXTURES</b>	
<b>Student</b>	
<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	1- Good
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	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2013
Source of Installation Year	Custodial Staff
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	PUMP:DEFECTIVE
Deficiency Location/Instance	Boiler Room Mezzanine 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>Backflow Preventer</b>	Does not exist
<b>Hot Water Heat Exchanger</b>	Inspected
Condition	4- Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room Mezzanine MER
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Radiator/Convactor/Fin Tube</b>	Inspected
Condition	3- Fair
Deficiency	RADIATOR/CONVECTOR:DEFECTIVE
Deficiency Location/Instance	Rooms 206, 307
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE

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Question	Response
<b>HEATING</b>	
<b>Radiator/Convactor/Fin Tube</b>	
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	1- Good
Deficiency	No deficiencies recorded
<b>MER Steam and Condensate Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies 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	DEFECTIVE
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Steam Piping</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Terminal Unit Thermostatic Trap</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Steam supplied by External Sources</b>	Does not exist
<b>Unit Heater/Cabinet Heater</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Penthouse MER, Stairs "A/1", "B/1", "C/1"
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>HEATING PLANT</b>	Inspected
Instance on Basement	Inspected
Is there a water meter on the boiler make-up water piping?	Yes
Observed Operational?	Yes
Burner Manufacturer	Power Flame
Burner Model	C5-G-30
Burner Type	Gas
Heating Plant Oil Number	N/A
<b>Boiler Auxiliaries</b>	
Instance on Basement	Inspected
<b>Boiler Auxiliary Piping</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair

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Question	Response
<b>HEATING PLANT</b>	
<b>Boiler Auxiliaries</b>	
<b>Boiler Auxiliary Piping</b>	
Deficiency	No deficiencies recorded
<b>Boiler Emergency Stop Switch</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater System</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Feedwater Treatment(Automatic)</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Flue Exhaust</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Make-up Water Backflow Preventer</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Room Steam And Condensate Piping</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Boiler Safety Valve</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies 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	2- Between Good and Fair
Instance Quantity	5,161
Instance Quantity Uom	MBH NET
Cast Iron Boiler?	No
Manufacturer	A. L. Eastmond & Sons Inc.
EquipmentId	62222-1
Capacity/Size Quantity	5161
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented
Installation Year	2013

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<b>HEATING PLANT</b>	
<b>Boiler System</b>	
<b>Steam Boiler</b>	
Source of Installation Year	Custodial Staff
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	2- Between Good and Fair
Instance Quantity	5,161
Instance Quantity Uom	MBH NET
Cast Iron Boiler?	No
Manufacturer	A. L. Eastmond & Sons Inc.
EquipmentId	62222-2
Capacity/Size Quantity	5161
Capacity/Size UOM	MBH Net
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation Year	Custodial Staff
Deficiency	No deficiencies recorded
<b>Fuel System</b>	
Instance on Basement	Inspected
<b>Boiler Fresh Air Louver/Damper</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Type	Automatic
Deficiency	DEFECTIVE ACTUATOR
Deficiency Location/Instance	Boiler Room @ Boiler #1
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Burner/Burner Control Panel</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fuel Oil Storage/Supply System</b>	
Instance on Basement	Does not exist
<b>Gas Trains And Vent At The Boiler</b>	
Instance on Basement	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Enclosed IDF Room</b>	
Instance on Rooms 117, 305-I, 306C	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Rooms 117, 305-I, 306C	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Rooms 117, 305-I, 306C
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	INSTALL
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>KITCHEN</b>	Inspected
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	4- Between Fair and Poor
Deficiency	DEFECTIVE SHUT-OFF SWITCH
Deficiency Location/Instance	Kitchen
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>Grease Trap</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- 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	3- Fair
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>	Inspected
Instance on Room inside Room 103	Inspected
<b>Dedicated A/C Equipment</b>	
Instance on Room inside Room 103	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>SCIENCE DEMO ROOM</b>	Inspected
Instance on Room 201K	Inspected
Alternative Use	Yes
<b>Acid Waste Neutralizing Tank</b>	
Instance on Room 201K	Does not exist
<b>CO Detector</b>	
Instance on Room 201K	Not required

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**M050**

<b>Question</b>	<b>Response</b>
<b>SCIENCE DEMO ROOM</b>	
<b>Emergency Shower</b>	
Instance on Room 201K	Does not exist
<b>Eye Wash</b>	
Instance on Room 201K	Does not exist
<b>Hood Exhaust Ductwork</b>	
Instance on Room 201K	Does not exist
<b>Hood Exhaust Fan</b>	
Instance on Room 201K	Does not exist
<b>Fixed Laboratory Hood</b>	
Instance on Room 201K	Does not exist
<b>Laboratory Sink</b>	
Instance on Room 201K	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	
Instance on Room 201K	Does not exist
<b>SCIENCE LAB</b>	Inspected
Instance on Room 301J	Inspected
Alternative Use	No
<b>Acid Waste Neutralizing Tank</b>	
Instance on Room 301J	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>CO Detector</b>	
Instance on Room 301J	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	DEFECTIVE/MISSING
Deficiency Location/Instance	Room 301J
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>Emergency Shower</b>	
Instance on Room 301J	Does not exist
<b>Eye Wash</b>	
Instance on Room 301J	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Hood Exhaust Ductwork</b>	
Instance on Room 301J	Does not exist
<b>Hood Exhaust Fan</b>	
Instance on Room 301J	Does not exist
<b>Fixed Laboratory Hood</b>	
Instance on Room 301J	Does not exist
<b>Laboratory Sink</b>	
Instance on Room 301J	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Make-up Air Unit</b>	
Instance on Room 301J	Does not exist
<b>SCIENCE PREP ROOM</b>	Does not exist

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**M050**

<b>Question</b>	<b>Response</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>	Inspected
Condition	3- Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Boiler Room
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>Fire Booster Pump Assembly</b>	Does not exist
<b>Roof Tank</b>	Does not exist
<b>Siamese Connection</b>	Inspected
Condition	3- Fair
Deficiency	MISSING CAPS
Deficiency Location/Instance	Building Exterior near FDR Drive
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Sprinkler Head</b>	Inspected
Condition	3- Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	1st Floor Multipurpose Room; Rooms G13, G15, G17, 124 (painted, 10)
Deficiency Quantity	10
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	No deficiencies recorded
<b>Standpipe System</b>	Inspected
<b>Hose Valve Assembly</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Piping</b>	Inspected
Condition	3- 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
Condition	3- Fair
Approximate Total # of Fans	1-25
Deficiency	DEFECTIVE
Deficiency Location/Instance	Penthouse MER / Gymnasium Exh #14
Deficiency Quantity	1
Quantity Uom	EACH

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***Mechanical Inspection***

**M050**

Question	Response
<b>VENTILATION</b>	
<b>Exhaust Fan</b>	
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Heating And Ventilating Unit</b>	
Condition	Inspected
Deficiency	3- Fair
<b>Metal Ductwork</b>	
Condition	Inspected
Are there any uninsulated ductwork by design in Mechanical rooms?	3- Fair
Are there chain operated dampers?	Yes
Deficiency	Yes
<b>Supply Fan</b>	
	No deficiencies recorded
<b>Unit Ventilator</b>	
	Does not exist