

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

**Architectural Inspection**

**M057**

**Asset:** P.S. 57 - MANHATTAN, 176 EAST 115 STREET, MANHATTAN, NY, 10029

Inspection Id	Inspection Type	Time In	Last Edited
2376	ARCHITECTURAL - SENIOR	2024-01-12 07:23AM	2024-04-15 04:35PM
2406	ARCHITECTURAL - ASSOCIATE	2024-01-12 08:15AM	2024-06-20 11:25AM

**Asset Data**

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Areaways, Partial Facades, Rear Doors at lobby (scaffolding), Ash Hoist Vault (storage)
Principal(s) Information	
Principal Name	Yaira Jimenez
Principal Organization	P.S. 57 - Manhattan
Meeting with Principal?	Yes
Principal Feedback	The Principal had no comments or concerns regarding the condition of their asset.
Custodian	Gerardo Rodriguez
Was the Custodian Present?	Yes
Fireman	Jeff Bullock
Was the Fireman Present?	Yes
Building Square Footage	91,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	3+B
Comments on the Year Built	1964
Student Population	528
Staff Population	140
Comments on the Number of Classrooms	42
Weather	Fair
Facade Photo	



Corner of East 115th Street and 3rd Ave - West View

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Main Entrance Photo



Facade A - East 115th Street

Roof Photo



Roof 1 - West View

Do Stormwater Management/Green Infrastructure systems exist?

Yes

Type

Permeable Pavers/Paving (On-site)

Have any Systems/Major Building Components been upgraded?

Systems: 3rd Floor student toilet rooms renovated

Years: 2024

Systems: 2nd Floor student toilet rooms renovated

Years: 2023

Systems: Limited Exterior Soffit repair

Years: 2015

Systems: Limited Foundation Wall flood elimination

Years: 2009

Systems: Limited Roofing repairs; Complete Window and Exterior Window Guards replacement; Complete Roof Barrier replacement; 8 foot wide Roofing berm with modified bitumen cap sheets added on top of IRMA Roofing; Complete Flashing replacement at Roof Barrier; Complete Exterior Masonry repointing and repairs; Ash Hoist Doors replacement

Years: 2006

Systems: Auditorium upgrade

Years: 2002

Have there been any New Building Additions?

No New Construction

Tandem

No Tandem

Leased Space?

No

**Priority Condition**

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Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Photo Image
No condition recorded							

**Structural Engineer Required**

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

**Programmatic Accessibility**

Programmatic Accessibility Status Question	Response
Is the Primary or secondary entrance on an accessible route?	Yes
Is the building a multi-story building?	Yes
Are All floors of the building accessible through compliant means?	No
Are SOME floors other than the 1st floor and basement accessible through compliant means?	No
Do any of the following spaces exist on the 1st floor or basement? Classroom, Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	Yes
For the rooms that do exist, are SOME of them accessible on the 1st floor or basement?	Yes
Boys and Girls or Unisex accessible toilets exist on the 1st floor?	No
Boys and Girls or Unisex accessible toilets exist in the Basement?	No

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

**Exterior Routes**

<b>Exterior Entrances &amp; Exits</b>		No		DISTANCE BETWEEN OPEN DOORS < 4'		
<b>Exterior H/C Lifts</b>	No		No			
<b>Exterior Ramps and Railings</b>	No		No			

**Interior Routes**

<b>Corridor and Lobby H/C Lifts</b>	No		No			
<b>Interior Corridor Doors And Hardware</b>	Yes	Yes				
<b>Interior Corridors &amp; Lobbies</b>		No		CHANGE IN ELEVATION		
<b>Interior Elevators</b>	No					
<b>Interior Lobby Doors And Hardware</b>		Yes				
<b>Interior Ramps</b>	No					

**Rooms & Spaces**

<b>Art Rooms</b>	No					
<b>Auditorium</b>						
Basement	Yes	No		NOT ON ACCESSIBLE ROUTE	No	Yes
<b>Cafeteria</b>						
1st Floor	Yes	Yes			FM System	Yes
<b>Classrooms</b>						
1st Floor	Yes	Yes				
<b>Computer Rooms</b>	No					
<b>Gymnasium</b>						
2nd Floor	Yes	No			FM System	Yes

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Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
				NOT ON ACCESSIBLE ROUTE		
<b>Library</b>						
Room 205/209	Yes	No		NOT ON ACCESSIBLE ROUTE		
<b>Main Office</b>						
Room 118	Yes	Yes				
<b>Multi-purpose Room</b>	No					
<b>Nurse's Office</b>						
Room 122	Yes	Yes				
<b>Pool</b>	No					
<b>Science Lab</b>	No					
<b>Toilet Rooms (boys)</b>						
1st Floor	Yes	No		CLEAR OPENING < 32" ACCESSORY ARRANGEMENT WATER CLOSET ARRANGEMENT URINAL ARRANGEMENT		
<b>Toilet Rooms (girls)</b>						
1st Floor	Yes	No		CLEAR OPENING < 32" WATER CLOSET ARRANGEMENT SINK ARRANGEMENT		
<b>Toilet Rooms (staff)</b>						
1st Floor (Mens and Women's)	Yes	No		ACCESSORY ARRANGEMENT TURNING RADIUS WATER CLOSET ARRANGEMENT		



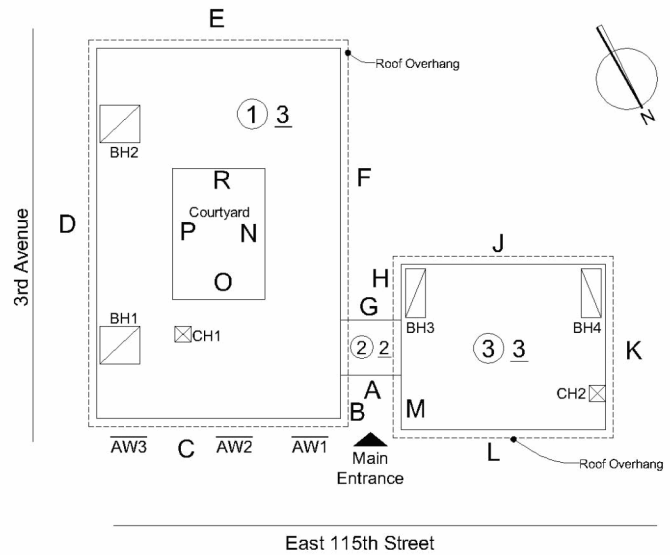
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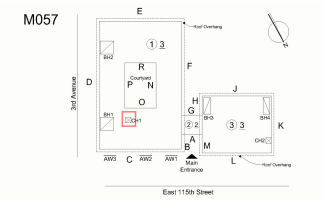

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*Building Template*

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**Inspection**

Question	Response
<b>Architectural</b>	
<b>EXTERIOR</b>	Inspected
<b>AREAWAY</b>	Inspected
Instance on AW1 - AW3	Inaccessible
Instance Quantity	3
Instance Quantity Uom	EACH
<b>AWNINGS AND CANOPIES</b>	Does not exist
<b>CHIMNEY</b>	Inspected
Material Type(s)	Masonry
Condition	3- Fair
Deficiency	BRICK:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	BRICK:MINOR CRACKS, SPALLING

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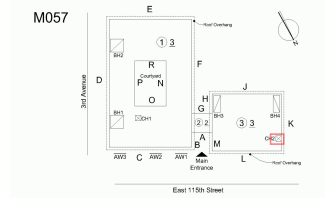
**Question**

**Response**

**EXTERIOR**

**CHIMNEY**

Deficiency Location/Instance



Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action  
Deficiency Photo 1

15  
S.F.  
RESTITCH  
PRIORITY 3  
LEVEL 2



Mechanical Equipment Room 201

Deficiency Photo 2  
Violations

No photo recorded  
No violations recorded

**COPING**

Does not exist

**CORNICE**

Does not exist

**DOORS**

Inspected

**DOORS AND FRAMES**

Inspected

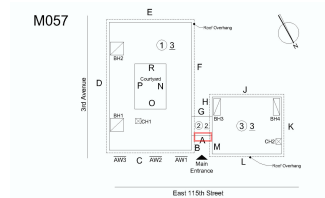
Condition

3- Fair

Deficiency

METAL:DETERIORATED DOOR AND FRAME - MINOR  
DETERIORATION

Deficiency Location/Instance



Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action  
Deficiency Photo 1

2  
EACH  
MAINTENANCE  
PRIORITY 3  
LEVEL 2



Main Entrance

Deficiency Photo 2  
Violations

No photo recorded  
No violations recorded

**DOOR HARDWARE**

Inspected

Condition

3- Fair

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Question	Response
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**EXTERIOR**

**DOORS**

**DOOR HARDWARE**

Deficiency No deficiencies recorded

**LINTELS**

Condition 2- Between Good and Fair

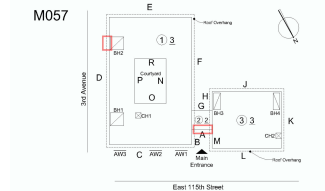
Deficiency No deficiencies recorded

**TRANSOM/SIDE LIGHT**

Condition 3- Fair

Deficiency **METAL:DENTED, MAJOR RUSTING**

Deficiency Location/Instance



Deficiency Quantity

15

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Main Entrance

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

**EXTERIOR WALLS**

Material Type(s) Inspected  
Masonry

Replacement Quantity 22,000

Replacement Uom S.F.

Instance on All Facades Inspected

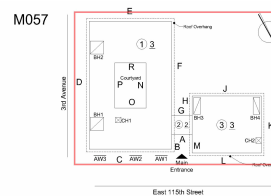
Instance Condition 3- Fair

Instance Quantity 22,000

Instance Quantity Uom S.F.

Deficiency **BRICK:DETERIORATED JOINTS**

Roof Plan Reference




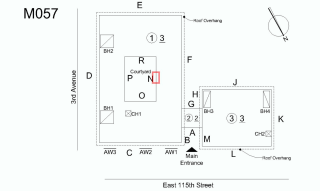


Elevation



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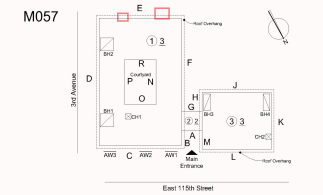



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Question	Response
<b>EXTERIOR</b>	
<b>EXTERIOR WALLS</b>	
Elevation Reference	All Facades
Deficiency Quantity	3,000
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Facade E
Violations	No photo recorded
Deficiency	No violations recorded
Rooftop Reference	<b>BRICK: WATER INFILTRATION IN INSTRUCTIONAL SPACE</b>
Elevation	
Elevation Reference	
Deficiency Quantity	Facade N
Quantity Uom	15
Potential Action	S.F.
Urgency of Action	REPAIR
Purpose of Action	PRIORITY 5
Deficiency Photo 1	LEVEL 2
Deficiency Photo 2	
Violations	Corridor and Door to the Courtyard
	No photo recorded
	No violations recorded
<b>EXTERIOR SOFFITS</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
	No deficiencies recorded
<b>LOADING DOCK</b>	
	Does not exist
<b>LOUVER</b>	
Condition	Inspected
	2- Between Good and Fair

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Question	Response
<b>EXTERIOR</b>	
<b>LOUVER</b>	
Deficiency	<b>BROKEN/ DENTED BLADES</b>
Roof Plan Reference	
Elevation	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>PARAPETS</b>	Does not exist
<b>PLAZA DECK</b>	Does not exist
<b>ROOF</b>	Inspected
<b>ROOFING</b>	Inspected
<b>ROOF HATCH/SMOKE HATCH</b>	Does not exist
<b>LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>ROOF BARRIER/FENCE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>ROOF CAGE</b>	Does not exist
<b>ROOFING</b>	Inspected
Replacement Quantity	38,000
Replacement Uom	S.F.
Instance on IRMA:Roofs 1 and 3	Inspected
Instance Roof Photo	

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Question	Response
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**EXTERIOR**

**ROOF**

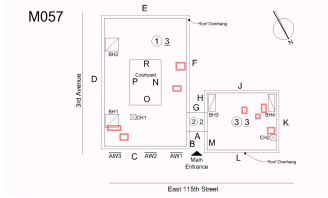
**ROOFING**

**ROOFING**

	Roof 3
Instance Condition	4- Between Fair and Poor
Instance Quantity	37,500
Instance Quantity Uom	S.F.
Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?	Yes
Does this Roof Instance have a Sustainable Roof System?	No
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	Yes
Installation Year	1989
Source of Installation Year	Documented

Deficiency	IRMA:ROOFING:DAMAGED INSULATION
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Deficiency Location/Instance	M057
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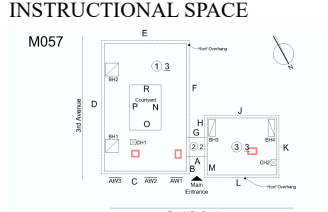
Deficiency Quantity	120
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	



Deficiency Photo 2	Roof 3
Violations	No photo recorded
	No violations recorded

Deficiency	IRMA:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
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Deficiency Location/Instance	M057
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Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE ROOFING WITHOUT MAJOR EQUIPMENT REMOVAL
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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Question	Response
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**EXTERIOR**

**ROOF**

**ROOFING**

**ROOFING**

Deficiency Photo 1



Corridor near Gymnasium shown, also Room 302 and Corridor near Room 307

Deficiency Photo 2

No photo recorded

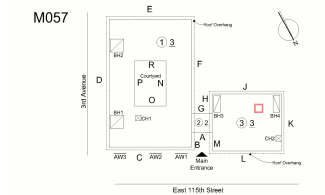
Violations

No violations recorded

Deficiency

**IRMA:ROOFING:MAJOR ACTIVE ROOF LEAKS IN NON-INSTRUCTIONAL SPACE**

Deficiency Location/Instance



Deficiency Quantity

20

Quantity Uom

S.F.

Potential Action

**REPLACE ROOFING WITHOUT MAJOR EQUIPMENT REMOVAL**

Urgency of Action

**PRIORITY 5**

Purpose of Action

**LEVEL 2**

Deficiency Photo 1



Mechanical Room 201

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

Instance on Modified Bitumen:Roof 2

Inspected

Instance Roof Photo



Roof 2

Instance Condition

3- Fair

Instance Quantity

500

Instance Quantity Uom

S.F.

Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?

No



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Question	Response
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**EXTERIOR**

**ROOF**

**ROOFING**

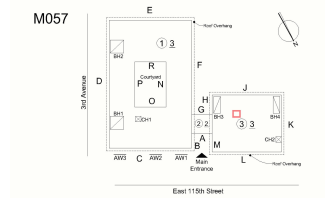
**ROOFING**

Does this Roof Instance have a Sustainable Roof System?	No
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	1989
Source of Installation Year	Documented
Deficiency	MODIFIED BITUMEN:ROOFING:BEYOND USEFUL LIFE
Deficiency Location/Instance	Modified Bitumen:Roof 2
Deficiency Quantity	500
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded

**ROOFING DRAINS**

Condition	Inspected
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Deficiency	DETERIORATED
Deficiency Location/Instance	



Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	



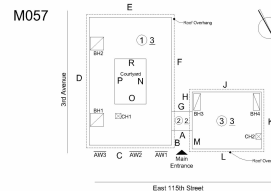
Deficiency Photo 2	Roof 3
Violations	No photo recorded
	No violations recorded

**SPECIALTIES**

**BULKHEAD/PENTHOUSE**

Condition	Inspected
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Deficiency	Inspected
Deficiency Location/Instance	BULKHEAD/PENTHOUSE WALLS/INTERIOR:GLAZED BLOCK CRACKS/SPALLING



Deficiency Quantity	10
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**Question**

**Response**

**EXTERIOR**

**ROOF**

**SPECIALTIES**

**BULKHEAD/PENTHOUSE**

Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action  
Deficiency Photo 1

S.F.  
MAINTENANCE  
PRIORITY 3  
LEVEL 2



Bulkhead BH2

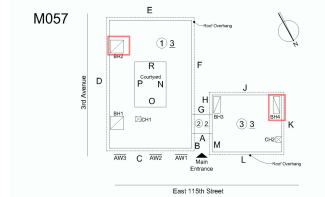
No photo recorded

No violations recorded

Deficiency Photo 2  
Violations

Deficiency

**BULKHEAD/PENTHOUSE CEILING:PLASTER  
DAMAGED/DETERIORATED**



Deficiency Location/Instance

Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action  
Deficiency Photo 1

20  
S.F.  
MAINTENANCE  
PRIORITY 3  
LEVEL 2



Bulkhead BH4

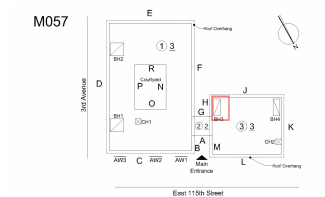
No photo recorded

No violations recorded

Deficiency Photo 2  
Violations

Deficiency

**BULKHEAD/PENTHOUSE WALLS/INTERIOR:CMU  
CRACKS/SPALLING**



Deficiency Location/Instance

Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action

15  
S.F.  
MAINTENANCE  
PRIORITY 3

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**Question**

**Response**

**EXTERIOR**

**ROOF**

**SPECIALTIES**

**BULKHEAD/PENTHOUSE**

Purpose of Action  
Deficiency Photo 1

LEVEL 2



Bulkhead BH3

No photo recorded

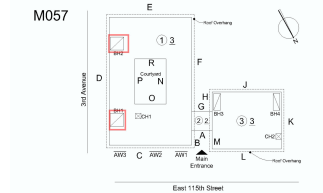
No violations recorded

Deficiency Photo 2  
Violations

Deficiency

**BULKHEAD/PENTHOUSE WALLS/INTERIOR:CMU  
DETERIORATED JOINTS**

Deficiency Location/Instance



Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action  
Deficiency Photo 1

10  
S.F.  
REPOINT  
PRIORITY 3  
LEVEL 2



Bulkhead BH2

No photo recorded

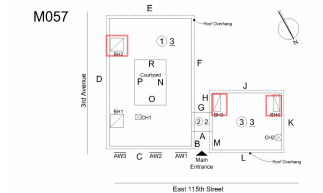
No violations recorded

Deficiency Photo 2  
Violations

Deficiency

**BULKHEAD/PENTHOUSE  
WALLS/EXTERIOR:DETERIORATED JOINTS**

Deficiency Location/Instance




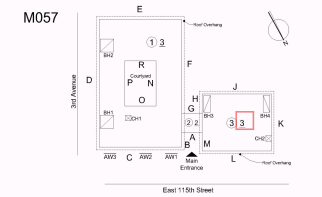
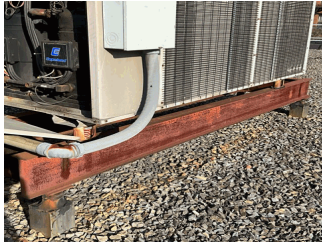
Deficiency Quantity  
Quantity Uom  
Potential Action  
Urgency of Action  
Purpose of Action

40  
S.F.  
REPOINT  
PRIORITY 3  
LEVEL 2

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Question	Response
<b>EXTERIOR</b>	
<b>ROOF</b>	
<b>SPECIALTIES</b>	
<b>BULKHEAD/PENTHOUSE</b>	
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2
Violations	No photo recorded No violations recorded
<b>CUPIOLA/ SPIRES/ TOWERS</b>	Does not exist
<b>DORMER</b>	Does not exist
<b>DUNNAGE STEEL</b>	Inspected
Condition	3- Fair
Deficiency	<b>HEIGHT LESS THAN 18"</b>
Deficiency Location/Instance	M057 
Deficiency Quantity	45
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 3
Violations	No photo recorded No violations recorded
<b>SKYLIGHT/ROOF VENT</b>	Does not exist
<b>ROOF/GRAVITY TANK</b>	Does not exist
<b>STAIRS/RAMPS: EXTERIOR</b>	Does not exist
<b>WINDOWS</b>	Inspected
Replacement Quantity	10,000
Replacement Uom	S.F.
<b>EXTERIOR GUARDS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LINTELS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
<b>EXTERIOR</b>	
<b>WINDOWS</b>	
<b>WINDOWS</b>	Inspected
Material Type(s)	Aluminum
Instance on Aluminum - Other:All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	10,000
Instance Quantity Uom	S.F.
Installation Year	2006
Source of Installation Year	Documented
Are these windows insulated?	Yes
Deficiency	ALUMINUM - OTHER:BROKEN PANE
Roof Plan Reference	
Elevation	
Elevation Reference	All Facades
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>INTERIOR</b>	Inspected
<b>POOLS</b>	Does not exist
<b>STRUCTURAL</b>	Inspected
<b>COLUMNS/BEAMS/BEARING WALLS</b>	Inspected
Condition	3- Fair
Deficiency	MASONRY BEARING WALL:CRACKED/SPALLED
Deficiency Location/Instance	Basement
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	RESTITCH
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5

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Question	Response
<b>INTERIOR</b>	
<b>STRUCTURAL</b>	
<b>COLUMNS/BEAMS/BEARING WALLS</b>	
Deficiency Photo 1	
Deficiency Photo 2	Boiler Storage Room shown, also at Room 14 in Basement
Violations	No photo recorded No violations recorded
<b>FLOOR STRUCTURE</b>	
Condition	Inspected
Deficiency	4- Between Fair and Poor
Deficiency Location/Instance	CONCRETE SLAB ON GRADE:WATER INFILTRATION IN INSTRUCTIONAL SPACE
Deficiency Quantity	Basement
Quantity Uom	120
Potential Action	S.F.
Urgency of Action	INSTALL WATERPROOFING
Purpose of Action	PRIORITY 5
Deficiency Photo 1	LEVEL 5
	
Deficiency Photo 2	Auditorium
Violations	No photo recorded No violations recorded
<b>FOUNDATION WALLS</b>	
Material Type(s)	Inspected
Condition	Concrete
Deficiency	3- Fair
Deficiency Location/Instance	CONCRETE:WATER INFILTRATION IN INSTRUCTIONAL SPACE
Deficiency Quantity	Basement
Quantity Uom	40
Potential Action	S.F.
Urgency of Action	INSTALL WATERPROOFING
Purpose of Action	PRIORITY 5
Deficiency Photo 1	LEVEL 5
	
Deficiency Photo 2	Auditorium Stage Stair
	No photo recorded

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Question	Response
<b>INTERIOR</b>	
<b>STRUCTURAL</b>	
<b>FOUNDATION WALLS</b>	
Violations	No violations recorded
<b>ROOF STRUCTURE</b>	
Condition	3- Fair
Deficiency	CONCRETE:CRACKED/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Bulkheads BH2, BH3 and BH4
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>VAULTS-BUNKERS</b>	
	Inaccessible
<b>AUDITORIUM</b>	
Instance on Basement (473 Seats)	Inspected
<b>Ceiling</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	GYPSUM BOARD:DAMAGED/DETERIORATED
Deficiency Location/Instance	Inside the dressing room
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Door(s)</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Entrance
Deficiency Quantity	4
Quantity Uom	EACH

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Question	Response
<b>INTERIOR</b>	
<b>AUDITORIUM</b>	
<b>Door(s)</b>	
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Entrance
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Fixed H/C Lift</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	5- Poor
Deficiency	INOPERABLE
Deficiency Location/Instance	Stage left
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Fixed Seating</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	DAMAGED/BROKEN/INOPERABLE
Deficiency Location/Instance	Seat H/6
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo 1	
	Seat H/6
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	DAMAGED/BROKEN/INOPERABLE
Deficiency Location/Instance	Seat A/103, 104, 105, 107, E/102, and others
Deficiency Quantity	10
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3



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<b>Question</b>	<b>Response</b>
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**INTERIOR**

**AUDITORIUM**

**Fixed Seating**

Purpose of Action  
Deficiency Photo 1

LEVEL 2



Seat E/102

Deficiency Photo 2  
Violations

No photo recorded  
No violations recorded

**Floor Finish**

Instance on Basement (473 Seats)

Inspected

Instance Condition

5- Poor

Deficiency

CONCRETE:CRACKS

Deficiency Location/Instance

Near seat O/19

Deficiency Quantity

60

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Near seat O/19

Deficiency Photo 2  
Violations

No photo recorded  
No violations recorded

Deficiency

VINYL TILES:BROKEN/DETERIORATED/MISSING TILES

Deficiency Location/Instance

Near the Stage, center and side aisles, Near the Entrance

Deficiency Quantity

3,000

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Near the Stage

Deficiency Photo 2  
Violations

No photo recorded  
No violations recorded

**Sliding-folding Partition**

Instance on Basement (473 Seats)

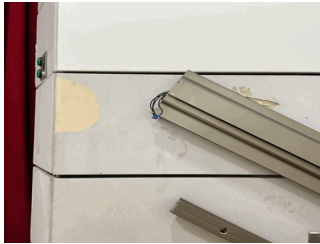
Does not exist



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Question	Response
<b>INTERIOR</b>	
<b>AUDITORIUM</b>	
<b>Sliding-folding Partition</b>	
<b>Stage</b>	
Instance on Basement (473 Seats)	Inspected
<b>Stage</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Stage Curtain Rigging</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stage Curtains</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	
Instance on Basement (473 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WALL PADDING:DETERIORATED
Deficiency Location/Instance	Near the stage, Near seat K/19
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near the Stage No photo recorded
Violations	No violations recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on Basement (473 Seats)	Does not exist
<b>CAFETERIA</b>	
Instance on 1st Floor	Inspected
<b>Ceiling</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Near the Kitchen
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Ceiling</b>	
Deficiency Photo 1	
Deficiency Photo 2	Near the Kitchen
Violations	No photo recorded No violations recorded
<b>Door(s)</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Equipment</b>	
Instance on 1st Floor	Does not exist
<b>Floor Finish</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near the Entrance, Near the Kitchen
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near the Kitchen
Violations	No photo recorded No violations recorded
<b>Sliding-folding Partition</b>	
Instance on 1st Floor	Does not exist
<b>Stage</b>	
Instance on 1st Floor	Does not exist
<b>Walls</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on 1st Floor	Does not exist
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
Instance on 1st Floor	Inspected
<b>Ceiling</b>	
Condition	Inspected
Deficiency	3- Fair ACOUSTIC TILES:DAMAGED/MISSING

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Question	Response
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**INTERIOR**


**CLASSROOMS/CORRIDORS/ADMIN SPACES**

**Ceiling**

Deficiency Location/Instance	Corridor near Room 128, 129, 222, 231, 307, 310, 332, and others
Deficiency Quantity	2,500
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	

Corridor near Room 231


Violations	No violations recorded
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Deficiency	WOOD:DAMAGED/DETERIORATED - ACTIVE LEAK
Deficiency Location/Instance	Room 302
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	

Room 302

Deficiency Photo 2	No photo recorded
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Violations	No violations recorded
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Deficiency	ACOUSTIC TILES ON PLASTER:DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Corridor near Room Gymnasium
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	



Corridor near Gymnasium

Deficiency Photo 2	No photo recorded
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Question	Response
<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Ceiling</b>	
Violations	No violations recorded
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Corridor near Room 116
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Room 116 No photo recorded
Violations	No violations recorded
<b>Door(s)</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Corridor near Room 107, 234
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Room 107 No photo recorded
Violations	No violations recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Specialties</b>	Inspected
<b>Classroom Locker(s)</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Seating</b>	Does not exist
<b>GYMNASIUM</b>	Inspected
Instance on 2nd Floor	Inspected

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Question	Response
<b>INTERIOR</b>	
<b>GYMNASIUM</b>	
<b>Ceiling</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Equipment</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WOOD:DAMAGED/DETERIORATED
Deficiency Location/Instance	Near the Drinking Fountain
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the Drinking Fountain
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Seating</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Sliding-folding Partition</b>	
Instance on 2nd Floor	Does not exist
<b>Stage</b>	
Instance on 2nd Floor	Does not exist
<b>Walls</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WALL PADDING:DETERIORATED
Deficiency Location/Instance	Near room 204, Rear of Room
Deficiency Quantity	120
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>INTERIOR</b>	
<b>GYMNASIUM</b>	
<b>Walls</b>	
Deficiency Photo 1	
Deficiency Photo 2	Near room 204
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	GLAZED BLOCK:CRACKS/SPALLING
Deficiency Quantity	Near the Drinking Fountain
Quantity Uom	10
Potential Action	S.F.
Urgency of Action	REPLACE
Purpose of Action	PRIORITY 3
Deficiency Photo 1	LEVEL 2
	
Deficiency Photo 2	Near the Drinking Fountain
Violations	No photo recorded
	No violations recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on 2nd Floor	Does not exist
<b>INTERIOR DOOR HARDWARE</b>	
Condition	Inspected
Deficiency	3- Fair
<b>INTERIOR GUARDS</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
<b>KITCHEN</b>	
Instance on 1st Floor	Inspected
<b>Ceiling</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	METAL:DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	Mop Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3

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Question	Response
<b>INTERIOR</b>	
<b>KITCHEN</b>	
<b>Door(s)</b>	
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Mop Room
Violations	No photo recorded No violations recorded
<b>Floor Finish</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	QUARRY TILE:BROKEN/MISSING TILES
Deficiency Location/Instance	Exit Vestibule
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit Vestibule
Violations	No photo recorded No violations recorded
<b>Walls</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LIBRARY</b>	
Instance on Room 205/209	Inspected
<b>Built-in Furnishing</b>	
Instance on Room 205/209	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Ceiling</b>	
Instance on Room 205/209	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on Room 205/209	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	

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Question	Response
<b>INTERIOR</b>	
<b>LIBRARY</b>	
<b>Floor Finish</b>	
Instance on Room 205/209	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	
Instance on Room 205/209	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LOCKER ROOM</b>	Does not exist
<b>MULTI-PURPOSE ROOM</b>	Does not exist
<b>SCIENCE DEMO ROOM</b>	Does not exist
<b>SCIENCE LAB</b>	Does not exist
<b>SCIENCE PREP ROOM</b>	Does not exist
<b>SHOWER ROOM</b>	Does not exist
<b>STAIRS/RAMPS: INTERIOR</b>	Inspected
Do Letter Stair Signs Exist?	Yes
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Stair A-B/1 Exit Vestibule, E/1 Exit Vestibule
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Stair E/1 Exit Vestibule
Violations	No photo recorded No violations recorded
<b>Door(s)</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Partition</b>	Does not exist
<b>Railings</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stairs and Landings</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STAFF</b>	Inspected
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded



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<b>Question</b>	<b>Response</b>
<b>INTERIOR</b>	
<b>TOILET ROOMS - STAFF</b>	
<b>Door(s)</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stalls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STUDENTS</b>	Inspected
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stalls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LIFE SAFETY</b>	Inspected
<b>F.D. HOLDING AREA</b>	Does not exist
<b>STEEL STAIRS</b>	Does not exist
<b>SITE</b>	Inspected
<b>CONTAINERIZATION</b>	Does not exist
<b>DRAINAGE SYSTEM FOR ASPHALT</b>	Does not exist
<b>DRAINAGE SYSTEM FOR CONCRETE</b>	Inspected
<b>Catch Basins/Manhole - Surrounded by Concrete</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Culverts - Concrete Covering</b>	Does not exist
<b>DRAINAGE SYSTEM FOR SOIL</b>	Does not exist
<b>DRINKING FOUNTAINS</b>	Does not exist
<b>FENCES</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>IRRIGATION SYSTEM</b>	Does not exist
<b>PAVING</b>	Inspected
<b>Student Non-Use</b>	Inspected
Gravel Exists?	No
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	2- Between Good and Fair

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Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>Student Non-Use</b>	
<b>Concrete</b>	
Deficiency	No deficiencies recorded
<b>Pavers</b>	Does not exist
<b>Student Use</b>	Inspected
Gravel Exists?	No
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Pavers</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Site Sidewalks &amp; Walkways</b>	Inspected
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Pavers</b>	Does not exist
<b>DOT Sidewalk</b>	Inspected
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	4- Between Fair and Poor
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	3rd Avenue, East 115th Street
Deficiency Quantity	1,000
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	East 115th Street 
Violations	No violations recorded
Deficiency	HEAVING
Deficiency Location/Instance	Near the Main Entrance
Deficiency Quantity	75
Quantity Uom	S.F.

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Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>DOT Sidewalk</b>	
<b>Concrete</b>	
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near the Main Entrance
Violations	No photo recorded No violations recorded
<b>Pavers</b>	Does not exist
<b>PLAYGROUNDS</b>	Does not exist
<b>PLAYING SURFACE</b>	Does not exist
<b>RETAINING WALLS</b>	Does not exist
<b>SEATING</b>	Inspected
<b>Benches</b>	Inspected
<b>Concrete</b>	Does not exist
<b>Metal/Wood/Plastic</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Bleachers</b>	Does not exist
<b>SITE WALLS (NOT RETAINING WALLS)</b>	Does not exist
<b>STAIRS/RAMPS: EXTERIOR</b>	Does not exist

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Does the SCA expect asset to have artwork?

Yes

Accession No.

21212

Comments

No

Artwork exist at stated location?

Yes

