

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

Architectural Inspection

M128

Asset: P.S. 128 - MANHATTAN, 560 WEST 169 STREET, MANHATTAN, NY, 10032

Inspection Id	Inspection Type	Time In	Last Edited
691	ARCHITECTURAL - ASSOCIATE	2023-11-02 05:41PM	2024-06-20 10:29AM
722	ARCHITECTURAL - SENIOR	2023-11-03 08:54AM	2024-06-12 12:05PM

Asset Data

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Security Lights, Areaways, Louvers, Window Guards and Lintels (scaffolding); Shower Rooms (storage)
Principal(s) Information	
Principal Name	Cary Pantaleon
Principal Organization	P.S. 128 - Manhattan
Meeting with Principal?	Yes
Principal Feedback	The Principal had no comments about the condition of the building at this time.
Principal Name	David Rosa
Principal Organization	P.S. 513 - Manhattan
Meeting with Principal?	No
Principal Feedback	No Feedback from Principal
Custodian	Luis Ramos
Was the Custodian Present?	Yes
Fireman	Domingo Morel
Was the Fireman Present?	Yes
Building Square Footage	103,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	3+B+G+PH
Comments on the Year Built	1961
Student Population	643
Staff Population	146
Comments on the Number of Classrooms	45
Weather	Fair
Facade Photo	



Corner of St. Nicholas Avenue and West 168th Street - Northeast View

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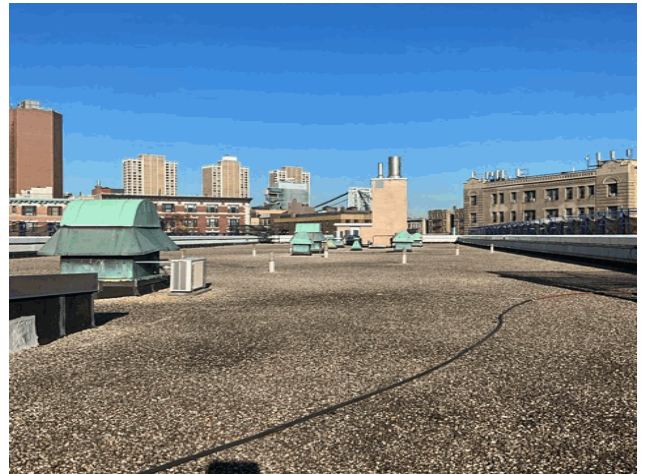
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Main Entrance Photo



Facade A - West 169th Street

Roof Photo



Roof 1 - Northwest View

Do Stormwater Management/Green Infrastructure systems exist?

No

Type

No Storm Water Management Type Selected

Have any Systems/Major Building Components been upgraded?

Systems: Boys HC Toilet Rooms on 2nd and 3rd Floors upgraded. Broken Pane (Room 230) repaired. Front Awning

Years: 2019

Systems: Boys Toilet Rooms on 2nd and 3rd Floors upgraded to be HC Accessible. Broken Pane (Room 230) repaired. Front Awning repaired.

Years: 2019

Systems: Partial facade and chimney upgrades

Years: 2018

Systems: Windows replacement

Years: 2014

1994 (+30000 SF)

Have there been any New Building Additions?

No Tandem

Tandem

Leased Space?

No

Priority Condition

Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Photo Image
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No	Potential Falling Debris	Loose ceiling tiles are a potential safety hazard	Ceiling	Gymnasium	Luis Ramos	Custodian
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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?	Yes
Accessible classrooms exists on each floor?	Yes
Boys and Girls or Unisex accessible toilets exist on at least every other floor?	Yes
If the following spaces exist, are they ALL accessible? Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	No
If the following spaces exist, are SOME accessible? Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	Yes

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

Exterior Routes

Exterior Entrances & Exits		Yes				
Exterior H/C Lifts	No		No			
Exterior Ramps and Railings	Yes	Yes				

Interior Routes

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

Rooms & Spaces

Art Rooms						
Room 302	Yes	Yes				
Auditorium						
Ground Floor	Yes	No			FM System	No
				NO STAGE ACCESS		
Cafeteria						
Ground Floor - Students; Ground Floor - Auxiliary	Yes	Yes			No	Yes
Classrooms						
Ground Floor - 3rd Floor	Yes	Yes				
Computer Rooms						
Room 133	Yes	Yes				
Gymnasium						
1st Floor	Yes	No			No	Yes

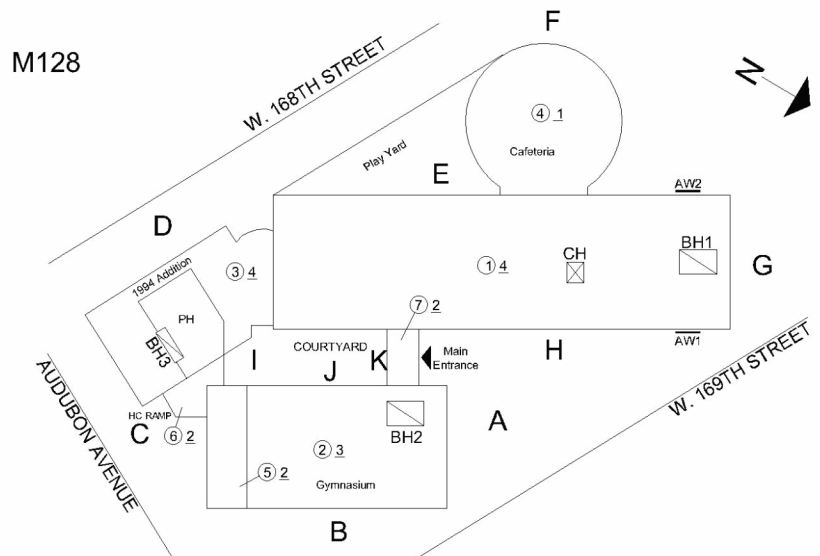
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Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
				NOT ON ACCESSIBLE ROUTE		
Library						
Room 226	Yes	Yes				
Main Office						
Room 22 (P.S - 128); Room 311 (P.S - 513)	Yes	Yes				
Multi-purpose Room	No					
Nurse's Office						
Room 28	Yes	Yes				
Pool	No					
Science Lab	No					
Toilet Rooms (boys)						
Ground Floor - 3rd Floor (Building Addition)	Yes	Yes				
Toilet Rooms (girls)						
Ground Floor - 3rd Floor (Building Addition)	Yes	Yes				
Toilet Rooms (staff)						
Ground Floor - 3rd Floor (Building Addition)	Yes	Yes				

Building Template



Inspection

Question	Response
Architectural	
EXTERIOR	Inspected
AREAWAY	Inspected
Instance on AW1-AW2	Inaccessible
Instance Quantity	2
Instance Quantity Uom	EACH
AWNINGS AND CANOPIES	Inspected
Condition	2- Between Good and Fair
Deficiency	CONCRETE:DETERIORATED

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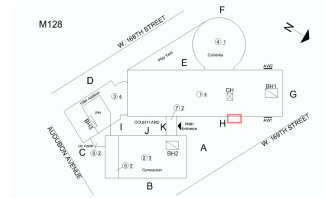
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Question	Response
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EXTERIOR

AWNINGS AND CANOPIES

Deficiency Location/Instance



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

5
S.F.
REPLACE
PRIORITY 3
LEVEL 2



Deficiency Photo 2
Violations

Exit 2
No photo recorded
No violations recorded

CHIMNEY

Material Type(s)

Inspected
Masonry

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

COPING

Condition

Inspected

Deficiency

2- Between Good and Fair

No deficiencies recorded

CORNICE

Does not exist

DOORS

Inspected

DOORS AND FRAMES

Inspected

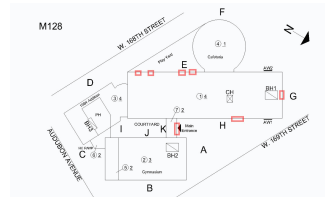
Condition

4- Between Fair and Poor

Deficiency

METAL:DETERIORATED DOOR AND FRAME - MINOR DETERIORATION

Deficiency Location/Instance





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

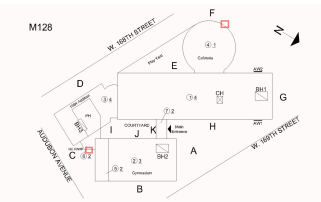
12
EACH
MAINTENANCE
PRIORITY 3
LEVEL 2

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Question	Response
EXTERIOR	
DOORS	
DOORS AND FRAMES	
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	METAL:DETERIORATED DOOR AND FRAME - MAJOR DETERIORATION
Deficiency Quantity	4
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit 6
Violations	No photo recorded
DOOR HARDWARE	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
LINTELS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
TRANSOM/SIDE LIGHT	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
EXTERIOR WALLS	Inspected
Material Type(s)	Masonry
Replacement Quantity	60,000
Replacement Uom	S.F.
Instance on All Facades	Under construction
Instance Quantity	60,000
Instance Quantity Uom	S.F.



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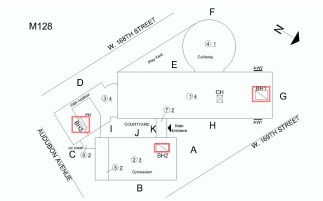
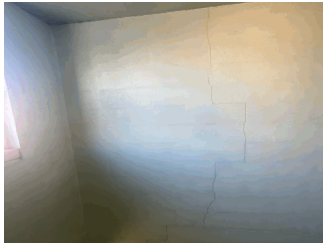
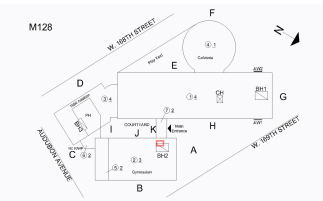

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Question	Response
EXTERIOR	
EXTERIOR SOFFITS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LOADING DOCK	Does not exist
LOUVER	Inaccessible
PARAPETS	Inspected
Material Type(s)	Masonry, Concrete
Replacement Quantity	8,000
Replacement Uom	C.F.
Instance on All Roofs except at Roofs 2 and 4	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	8,000
Instance Quantity Uom	CF
Deficiency	No deficiencies recorded
PLAZA DECK	Does not exist
ROOF	Inspected
ROOFING	Inspected
ROOF HATCH/SMOKE HATCH	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
ROOF BARRIER/FENCE	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
ROOF CAGE	Does not exist
ROOFING	Inspected
Replacement Quantity	38,000
Replacement Uom	S.F.
Instance on Built-Up:All Roofs	Inspected
Instance Roof Photo	
Roof 2	
Instance Condition	2- Between Good and Fair
Instance Quantity	38,000
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	2010
Source of Installation Year	Custodial Staff
Deficiency	No deficiencies recorded
ROOFING DRAINS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
EXTERIOR	
ROOF	
SPECIALTIES	Inspected
BULKHEAD/PENTHOUSE	Inspected
Condition	4- Between Fair and Poor
Deficiency	BULKHEAD/PENTHOUSE WALLS/INTERIOR:CMU CRACKS/SPALLING
Deficiency Location/Instance	
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency	BULKHEAD/PENTHOUSE DOORS:DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE DOOR AND FRAME
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH3 (misaligned)
Violations	No photo recorded
Deficiency	No violations recorded
CUPOLA/ SPIRES/ TOWERS	Does not exist
DORMER	Does not exist

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Question	Response
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EXTERIOR

ROOF

SPECIALTIES

DUNNAGE STEEL

Inspected

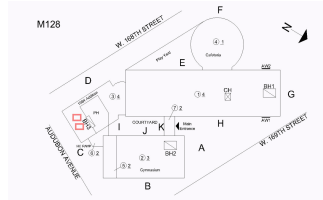
Condition

2- Between Good and Fair

Deficiency

HEIGHT LESS THAN 18"

Deficiency Location/Instance



Deficiency Quantity

40

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

SKYLIGHT/ROOF VENT

Does not exist

ROOF/GRAVITY TANK

Does not exist

STAIRS/RAMPS: EXTERIOR

Inspected

BUILDING CHEEK/FLANK WALLS

Inspected

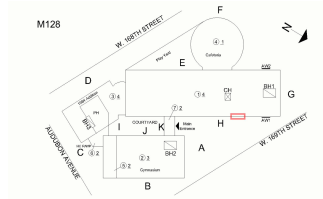
Condition

3- Fair

Deficiency

STONE: DETERIORATED JOINTS

Deficiency Location/Instance



Deficiency Quantity

10

Quantity Uom

S.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Exit 2

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Question	Response
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EXTERIOR

STAIRS/RAMPS: EXTERIOR

BUILDING CHEEK/FLANK WALLS

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

RAILINGS

Condition

Inspected
2- Between Good and Fair

Deficiency

No deficiencies recorded

STAIRS/RAMPS

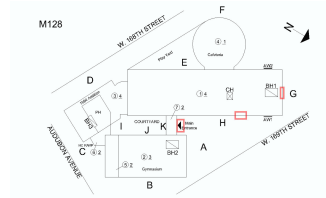
Condition

Inspected

Deficiency

STONE:DETERIORATED JOINTS

Deficiency Location/Instance



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

30
L.F.
REPOINT
PRIORITY 3
LEVEL 2



Main Entrance

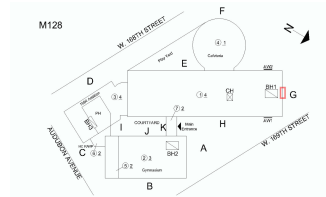
Deficiency Photo 2
Violations

No photo recorded
No violations recorded

Deficiency

STONE:DETERIORATED SUBSTRATE

Deficiency Location/Instance



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

25
S.F.
REPLACE SUBSTRATE AND RESET
PRIORITY 4
LEVEL 2



Exit 1

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Question	Response
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EXTERIOR

STAIRS/RAMPS: EXTERIOR

STAIRS/RAMPS

Deficiency Photo 2

No photo recorded

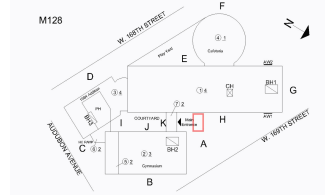
Violations

No violations recorded

Deficiency

CONCRETE:CRACKS/SPALLING - MAJOR

Deficiency Location/Instance



Deficiency Quantity

25

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

Deficiency Photo 1



Main Entrance

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

WINDOWS

Inspected

Replacement Quantity

22,000

Replacement Uom

S.F.

EXTERIOR GUARDS

Inspected

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

LINTELS

Inspected

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

WINDOWS

Inspected

Material Type(s)

Aluminum

Instance on Aluminum - Double Hung:All Facades

Inspected

Instance Condition

2- Between Good and Fair

Instance Quantity

22,000

Instance Quantity Uom

S.F.

Installation Year

2014

Source of Installation Year

Documented

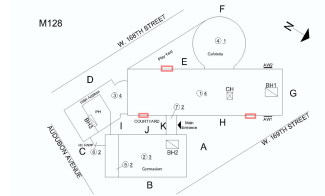
Are these windows insulated?

Yes

Deficiency

ALUMINUM - DOUBLE HUNG: BROKEN PANE




Roof Plan Reference



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Question	Response
EXTERIOR	
WINDOWS	
WINDOWS	
Elevation	
Elevation Reference	Facades E and H
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 230 shown, also Rooms 104, 117 and 204
Violations	No photo recorded No violations recorded
INTERIOR	Inspected
POOLS	Does not exist
STRUCTURAL	Inspected
COLUMNS/BEAMS/BEARING WALLS	Inspected
Condition	3- Fair
Deficiency	MASONRY BEARING WALL:CRACKED/SPALLED
Deficiency Location/Instance	Basement
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	RESTITICH
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Room B7 shown, also Room B13
Violations	No photo recorded No violations recorded
FLOOR STRUCTURE	Inspected
Condition	3- Fair
Deficiency	CONCRETE:CRACKS/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Basement
Deficiency Quantity	25

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Question	Response
INTERIOR	
STRUCTURAL	
FLOOR STRUCTURE	
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Room B13
Violations	No photo recorded No violations recorded
FOUNDATION WALLS	
Material Type(s)	Inspected Concrete
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
ROOF STRUCTURE	
Condition	Inspected 2- Between Good and Fair
Deficiency	No deficiencies recorded
VAULTS-BUNKERS	
Foundation Walls	
Condition	Inspected 2- Between Good and Fair
Deficiency	No deficiencies recorded
Slab Structure	
Condition	Inspected 2- Between Good and Fair
Deficiency	No deficiencies recorded
Vault/Ash Hoist Doors and Framing	
Condition	Inspected 5- Poor
Deficiency	WATER INFILTRATION
Deficiency Location/Instance	Basement
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Ash Hoist Vault
Violations	No photo recorded No violations recorded
AUDITORIUM	
Instance on Ground Floor (454 Seats)	Inspected Inspected
Ceiling	

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Question	Response
INTERIOR	
AUDITORIUM	
Ceiling	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed H/C Lift	
Instance on Ground Floor (454 Seats)	Does not exist
Fixed Seating	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	3- Fair
Deficiency	DAMAGED/BROKEN/INOPERABLE
Deficiency Location/Instance	Seats B/4, C/10, D/2, E/2, L/2 and others
Deficiency Quantity	14
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Seat B/4
Violations	No photo recorded No violations recorded
Floor Finish	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sliding-folding Partition	
Instance on Ground Floor (454 Seats)	Does not exist
Stage	
Instance on Ground Floor (454 Seats)	Inspected
Stage	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	3- Fair
Deficiency	DAMAGED FASCIA
Deficiency Location/Instance	Left and right side , center
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
AUDITORIUM	
Stage	
Stage	
Deficiency Photo 1	
Deficiency Photo 2	Center
Violations	No photo recorded No violations recorded
Stage Curtain Rigging	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stage Curtains	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Walls	
Instance on Ground Floor (454 Seats)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on Ground Floor (454 Seats)	Does not exist
CAFETERIA	
Instance on Ground Floor - Students	Inspected
Instance on Ground Floor - Auxiliary	Inspected
Ceiling	
Instance on Ground Floor - Students	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Ground Floor - Auxiliary	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Entrance No photo recorded

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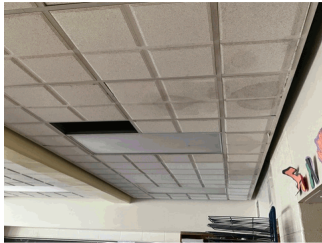
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Question	Response
INTERIOR	
CAFETERIA	
Ceiling	
Violations	No violations recorded
Door(s)	
Instance on Ground Floor - Students	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Ground Floor - Auxiliary	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Fixed Equipment	
Instance on Ground Floor - Students	Does not exist
Instance on Ground Floor - Auxiliary	Does not exist
Floor Finish	
Instance on Ground Floor - Students	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	VINYL TILES:BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Center, near servery
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Center
Violations	No photo recorded
Violations	No violations recorded
Instance on Ground Floor - Auxiliary	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Entrance
Violations	No photo recorded
Violations	No violations recorded

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Question	Response
INTERIOR	
CAFETERIA	
Sliding-folding Partition	
Instance on Ground Floor - Students	Does not exist
Instance on Ground Floor - Auxiliary	Does not exist
Stage	
Instance on Ground Floor - Students	Does not exist
Instance on Ground Floor - Auxiliary	Does not exist
Walls	
Instance on Ground Floor - Students	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Ground Floor - Auxiliary	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on Ground Floor - Students	Does not exist
Instance on Ground Floor - Auxiliary	Does not exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	Inspected
Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES ON PLASTER:DAMAGED/MISSING
Deficiency Location/Instance	Room 28, 338, Corridor near Room 21, 212, 315 and others
Deficiency Quantity	125
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
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Rooms 31, 225, 323, Corridor near Room 127, 221 and others
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Door(s)	Inspected
Condition	4- Between Fair and Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 23, 31, 313, 325, Corridor near Room 32
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Corridor near Room 32
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	TERRAZZO:CRACKS
Deficiency Location/Instance	Main Entrance Lobby
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Main Entrance Lobby
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Corridor near Room 12,19, 23, 28, 321 and others
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Floor Finish	
Deficiency Photo 1	
	Corridor near Room 23
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	GLAZED BLOCK:CRACKS/SPALLING
Deficiency Location/Instance	Corridor near Room 28
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Corridor near Room 28
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Specialties	Does not exist
GYMNASIUM	Inspected
Instance on 1st Floor	Inspected
Ceiling	Inspected
Instance on 1st Floor	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	ACOUSTIC TILES ON PLASTER:DAMAGED/MISSING
Deficiency Location/Instance	Center, Near Windows
Deficiency Quantity	375
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo 1	

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Question	Response
INTERIOR	
GYMNASIUM	
Ceiling	
Center	Center
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Door(s)	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Equipment	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WOOD:DAMAGED/DETERIORATED
Deficiency Location/Instance	Near Drinking Fountain
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near Drinking Fountain
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Seating	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sliding-folding Partition	
Instance on 1st Floor	Does not exist
Stage	
Instance on 1st Floor	Does not exist
Walls	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 1st Floor	Does not exist
INTERIOR DOOR HARDWARE	
Condition	Inspected
Deficiency	3- Fair
Deficiency	No deficiencies recorded
INTERIOR GUARDS	
Condition	Inspected
Condition	2- Between Good and Fair

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Question	Response
INTERIOR	
INTERIOR GUARDS	
Deficiency	No deficiencies recorded
KITCHEN	
Instance on Ground Floor	Inspected
Ceiling	
Instance on Ground Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on Ground Floor	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance, office
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded No violations recorded
Floor Finish	
Instance on Ground Floor	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	CONCRETE:CRACKS
Deficiency Location/Instance	Storage Room
Deficiency Quantity	75
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Storage Room
Violations	No photo recorded No violations recorded
Walls	
Instance on Ground Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
INTERIOR	
LIBRARY	Inspected
Instance on Room 226	Inspected
Built-in Furnishing	
Instance on Room 226	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Ceiling	
Instance on Room 226	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES ON PLASTER:DAMAGED/MISSING
Deficiency Location/Instance	Near Windows
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Windows
Violations	No photo recorded No violations recorded
Door(s)	
Instance on Room 226	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded No violations recorded
Floor Finish	
Instance on Room 226	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Walls	
Instance on Room 226	Inspected

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Question	Response
INTERIOR	
LIBRARY	
Walls	
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LOCKER ROOM	
Instance on 1st Floor - Boys	Inspected
Alternative Use	Yes
Instance on 1st Floor - Girls	Inspected
Alternative Use	Yes
Ceiling	
Instance on 1st Floor - Boys	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 1st Floor - Girls	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 1st Floor - Boys	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on 1st Floor - Girls	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	

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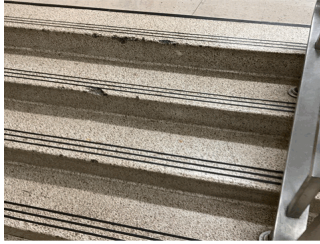


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Question	Response
INTERIOR	
LOCKER ROOM	
Door(s)	Main Entrance
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Floor Finish	
Instance on 1st Floor - Boys	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 1st Floor - Girls	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Locker Room Lockers	
Instance on 1st Floor - Boys	Does not exist
Instance on 1st Floor - Girls	Does not exist
Walls	
Instance on 1st Floor - Boys	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 1st Floor - Girls	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
MULTI-PURPOSE ROOM	Does not exist
SCIENCE DEMO ROOM	Does not exist
SCIENCE LAB	Does not exist
SCIENCE PREP ROOM	Does not exist
SHOWER ROOM	Inspected
Instance on 1st Floor - Boys	Inaccessible
Instance on 1st Floor - Girls	Inaccessible
STAIRS/RAMPS: INTERIOR	Inspected
Do Letter Stair Signs Exist?	Yes
Ceiling	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Partition	Does not exist
Railings	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stairs and Landings	Inspected
Condition	2- Between Good and Fair
Deficiency	TERRAZZO:CRACKS
Deficiency Location/Instance	Corridor near Main Entrance Lobby, Stair A/Ground
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Stairs and Landings	
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Main Entrance Lobby
Violations	No photo recorded No violations recorded
Deficiency	VINYL TILES:BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Stair A/Ground, E/3, F/1
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 F/1
Violations	No photo recorded No violations recorded
Deficiency	STONE:BROKEN/MISSING
Deficiency Location/Instance	Stair BC/Ground
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Stair BC/Ground
Violations	No photo recorded No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
TOILET ROOMS - STAFF	Inspected
Ceiling	Inspected

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Question	Response
INTERIOR	
TOILET ROOMS - STAFF	
Ceiling	
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 229, 306, 329
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 306
Violations	No photo recorded No violations recorded
Floor Finish	
Condition	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stalls	
Condition	Inspected
Condition	3- Fair
Deficiency	RUST - MAJOR
Deficiency Location/Instance	Room 322
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 322
Violations	No photo recorded No violations recorded
Walls	
Condition	Inspected
Condition	2- Between Good and Fair
Deficiency	CERAMIC TILE:BROKEN/ MISSING
Deficiency Location/Instance	Inside Room 28
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
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INTERIOR

TOILET ROOMS - STAFF

Walls

Urgency of Action
Purpose of Action
Deficiency Photo 1

PRIORITY 3
LEVEL 2



Inside Room 28

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

TOILET ROOMS - STUDENTS

Inspected

Ceiling

Inspected

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

Door(s)

Inspected

Condition

5- Poor

Deficiency
Deficiency Location/Instance
Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action
Purpose of Action
Deficiency Photo 1

WOOD:DETERIORATED DOOR
Rooms 12, 105, 214, 318, 1st Floor - Girls locker room
5
EACH
MAINTENANCE
PRIORITY 3
LEVEL 2



Room 318

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

Floor Finish

Inspected

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

Stalls

Inspected

Condition

4- Between Fair and Poor



Deficiency
Deficiency Location/Instance
Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action
Purpose of Action

RUST - MAJOR
1st Floor - Boys, Girls locker room , Room 214, 314
10
EACH
REPLACE
PRIORITY 3
LEVEL 2

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Question	Response
INTERIOR	
TOILET ROOMS - STUDENTS	
Stalls	
Deficiency Photo 1	
Deficiency Photo 2	Room 314
Violations	No photo recorded No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LIFE SAFETY	Inspected
F.D. HOLDING AREA	Does not exist
STEEL STAIRS	Does not exist
SITE	Inspected
CONTAINERIZATION	Does not exist
DRAINAGE SYSTEM FOR ASPHALT	Inspected
Catch Basins/Manhole - Surrounded by Asphalt	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Asphalt Covering	Does not exist
DRAINAGE SYSTEM FOR CONCRETE	Inspected
Catch Basins/Manhole - Surrounded by Concrete	Inspected
Condition	4- Between Fair and Poor
Deficiency	DAMAGED COVER
Deficiency Location/Instance	St. Nicholas Avenue, 169th Street
Deficiency Quantity	4
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	169th Street
Violations	No photo recorded No violations recorded
Culverts - Concrete Covering	Does not exist
DRAINAGE SYSTEM FOR SOIL	Inspected
Catch Basins/Manhole - Surrounded by Soil	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Soil Covering	Does not exist
DRINKING FOUNTAINS	Does not exist

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Question	Response
SITE	
FENCES	Inspected
Condition	3- Fair
Deficiency	WROUGHT IRON:DAMAGED/DETERIORATED
Deficiency Location/Instance	169th Street, Audubon Avenue
Deficiency Quantity	160
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Audubon Avenue
Violations	No photo recorded No violations recorded
Deficiency	CONCRETE CURB:DAMAGED/DETERIORATED
Deficiency Location/Instance	St. Nicholas Avenue, 168th Street
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	St. Nicholas Avenue
Violations	No photo recorded No violations recorded
IRRIGATION SYSTEM	Does not exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Inspected
Condition	3- Fair
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	Parking Lot
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
SITE	
PAVING	
Student Non-Use	
Asphalt	
Deficiency Photo 1	
Deficiency Photo 2	Parking Lot
Violations	No photo recorded No violations recorded
Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not exist
Student Use	Inspected
Gravel Exists?	No
Asphalt	Does not exist
Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Site Sidewalks & Walkways	Inspected
Asphalt	Does not exist
Concrete	Inspected
Condition	3- Fair
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	169th Street
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	169th Street
Violations	No photo recorded No violations recorded
Pavers	Does not exist
DOT Sidewalk	Inspected
Asphalt	Does not exist
Concrete	Inspected
Condition	4- Between Fair and Poor

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Question	Response
SITE	
PAVING	
DOT Sidewalk	
Concrete	
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	St. Nicholas Avenue, 169th Street, 168th Street, Audubon Avenue
Deficiency Quantity	1,950
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	169th Street
Violations	No photo recorded No violations recorded
Deficiency	HEAVING
Deficiency Location/Instance	168th Street, Audubon Avenue
Deficiency Quantity	225
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	168th Street
Violations	No photo recorded No violations recorded
Pavers	Does not exist
PLAYGROUNDS	Inspected
Instance on South of Building	Inspected
Benches	
Instance on South of Building	Does not exist
Fence	
Instance on South of Building	Does not exist
Pavement	
Instance on South of Building	Inspected
Instance Condition	3- Fair
Deficiency	ASPHALT:CRACKS - MAJOR
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	55
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
SITE	
PLAYGROUNDS	
Pavement	
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Entrance
Violations	No photo recorded No violations recorded
Play Equipment	
Instance on South of Building	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Safety Surfacing	
Instance on South of Building	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Unpaved Area	
Instance on South of Building	Does not exist
PLAYING SURFACE	
	Does not exist
RETAINING WALLS	
Condition	Inspected
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	2- Between Good and Fair
Deficiency	No
Deficiency Location/Instance	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Quantity	168th Street
Quantity Uom	10
Potential Action	S.F.
Urgency of Action	REPLACE
Purpose of Action	PRIORITY 3
Deficiency Photo 1	LEVEL 2 
Deficiency Photo 2	168th Street
Violations	No photo recorded No violations recorded
Deficiency	CAST IN PLACE CONCRETE:DETERIORATED EXPANSION JOINT
Deficiency Location/Instance	168th Street
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
SITE	
RETAINING WALLS	
Deficiency Photo 1	
Deficiency Photo 2	168th Street
Violations	No photo recorded No violations recorded
SEATING	Does not exist
SITE WALLS (NOT RETAINING WALLS)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
STAIRS/RAMPS: EXTERIOR	Inspected
Site Cheek/flank Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Railings	Inspected
Condition	2- Between Good and Fair
Deficiency	DAMAGED
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded No violations recorded
Stairs/ramps	Inspected
Condition	2- Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question

Response

SITE

STAIRS/RAMPS: EXTERIOR

Stairs/ramps

Deficiency Photo 1



Deficiency Photo 2

Violations

Main Entrance

No photo recorded

No violations recorded

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Does the SCA expect asset to have artwork?

Yes

Accession No.

11761

Comments

No

Artwork exist at stated location?

Yes

