

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

Architectural Inspection

M495

Asset: PARK EAST HS - MANHATTAN, 230 EAST 105 STREET, MANHATTAN, NY, 10029

Inspection Id	Inspection Type	Time In	Last Edited
623	ARCHITECTURAL - ASSOCIATE	2023-11-01 10:37AM	2023-12-05 07:28PM
636	ARCHITECTURAL - SENIOR	2023-11-01 08:18AM	2023-12-04 02:41PM

Asset Data

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Locker Rooms (Storage)
Principal(s) Information	
Principal Name	Suzy Ort
Principal Organization	Park East HS - Manhattan
Meeting with Principal?	Yes
Principal Feedback	The Principal's comments are as follows: 1. The heating system does not work properly and needs to be replaced. 2. The AC system in the gymnasium does not work properly. 3. The electrical power and the outlets of the building are not sufficient for the modern instruction methods and needs to be upgraded. 4. The spaces/facilities in the building is not sufficient for the students and needs more upgrades. 5. The clocks are not working properly and as a result the students use their cell phones creating an unnecessary distraction in the school. 6. The interior doors and lock system does not work properly and needs a replacement. 7. There are plumbing issues and water pressure issues in toilet rooms in the building and needs to be fixed. 8. The PA system malfunctions and is in need of replacement.
Custodian	David Rera
Was the Custodian Present?	No
Fireman	Kenneth Thaxton
Was the Fireman Present?	Yes
Building Square Footage	46,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	5+B
Comments on the Year Built	1928
Student Population	386
Staff Population	65
Comments on the Number of Classrooms	21
Weather	Fair
Facade Photo	



East 105th Street - West View

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Main Entrance Photo



Facade A - East 105th Street

Roof Photo



Roof 2 - Northeast View

Do Stormwater Management/Green Infrastructure systems exist?

Yes

Type

Permeable Pavers/Paving (On-site)

Have any Systems/Major Building Components been upgraded?

Systems: New Sidewalk Concrete Paving at the East corner of the building at East 105th Street (above the Boiler Room Vault), Limited Roofing repair.

Years: 2015

Systems: Limited Roofing repair.

Years: 2015

Systems: Locker Room upgrades

Years: 2013

Systems: Science Lab, Student Toilet Room and Library upgrades; Complete Exterior Masonry modernization, complete Windows and Exterior Guards replacement; partial Roofing and Exterior Door replacement.

Years: 2012

Systems: Complete Exterior Masonry modernization, complete Windows and Exterior Guards replacement; partial Roofing and Exterior Door replacement.

Years: 2012

1950 (+20000 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 condition recorded

Structural Engineer Required

Structural Condition Type	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Photo Image
Deteriorated Steel	Columns / Beams / Bearing Walls	Columns / Beams / Bearing Walls	Boiler Room Vault Door at Foundation Wall	Kenneth Thaxton	Fireman	

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?	Yes
Is there at least one classroom accessible in the building?	No

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		Yes			
Exterior Ramps and Railings	No		Yes			

Interior Routes

Corridor and Lobby H/C Lifts	No		Yes			
Interior Corridor Doors And Hardware	Yes	Yes				
Interior Corridors & Lobbies		No				
Interior Elevators	Yes	No		CHANGE IN ELEVATION		
Interior Lobby Doors And Hardware		Yes		DOOR SIZE < 36 IN.		
Interior Ramps	No					

Rooms & Spaces

Art Rooms	No					
Auditorium	No					
Cafeteria						
5th Floor	Yes	No		NOT ON ACCESSIBLE ROUTE	No	Yes
Classrooms						
1st - 5th Floors	Yes	No		NOT ON ACCESSIBLE ROUTE		
Computer Rooms	No					
Gymnasium						
1st Floor	Yes	No		NOT ON ACCESSIBLE ROUTE	No	Yes

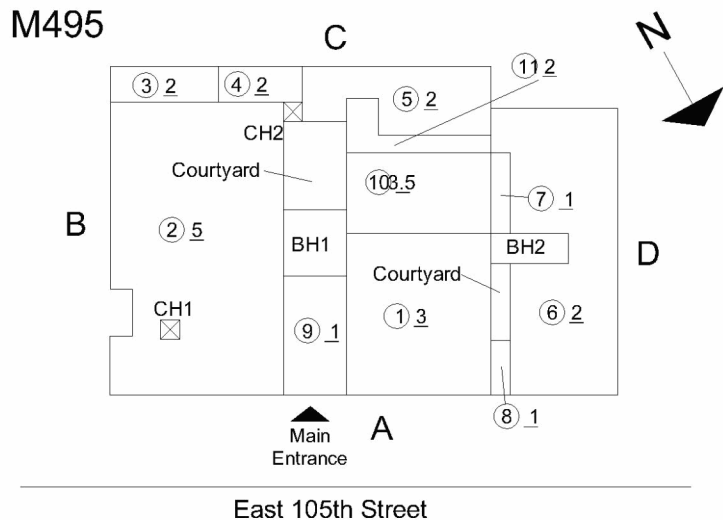
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Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
Library						
Room 214	Yes	No		NOT ON ACCESSIBLE ROUTE		
Main Office						
Room 101	Yes	No		NOT ON ACCESSIBLE ROUTE		
Multi-purpose Room	No					
Nurse's Office						
Room 109	Yes	No		NOT ON ACCESSIBLE ROUTE		
Pool	No					
Science Lab						
Room 410/411	Yes	No		NOT ON ACCESSIBLE ROUTE		
Toilet Rooms (boys)						
None on Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		
Toilet Rooms (girls)						
None on Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		
Toilet Rooms (staff)						
None on Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		

Building Template



Inspection

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Question	Response
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Architectural	
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EXTERIOR	Inspected
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AREAWAY	Does not exist
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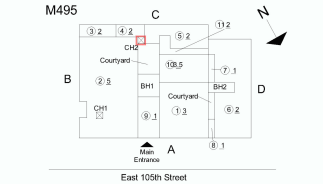
AWNINGS AND CANOPIES	Does not exist
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CHIMNEY	Inspected
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Material Type(s)	Masonry
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Condition	2- Between Good and Fair
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Deficiency	BRICK:DETERIORATED JOINTS
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Deficiency Location/Instance	
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Deficiency Quantity	10
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Quantity Uom	S.F.
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Potential Action	REPOINT
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Urgency of Action	PRIORITY 3
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Purpose of Action	LEVEL 2
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Deficiency Photo 1	
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Deficiency Photo 2	Chimney CH2
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Violations	No photo recorded
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	No violations recorded
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COPING	Inspected
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Condition	2- Between Good and Fair
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Deficiency	No deficiencies recorded
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CORNICE	Does not exist
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DOORS	Inspected
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DOORS AND FRAMES	Inspected
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Condition	4- Between Fair and Poor
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Deficiency	METAL CLAD:DETERIORATED DOOR AND FRAME - MAJOR DETERIORATION
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Deficiency Location/Instance	
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Deficiency Quantity	3
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Quantity Uom	EACH
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Potential Action	REPLACE
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Urgency of Action	PRIORITY 4
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Purpose of Action	LEVEL 2
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Question	Response
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EXTERIOR

DOORS

DOORS AND FRAMES

Deficiency Photo 1



Exit 2

Deficiency Photo 2

No photo recorded

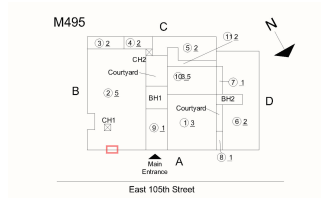
Violations

No violations recorded

Deficiency

METAL CLAD:DETERIORATED DOOR AND FRAME - MINOR DETERIORATION

Deficiency Location/Instance



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

Exit 3

Violations

No photo recorded

No violations 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

15,000

Replacement Uom

S.F.

Instance on All Facades

Inspected

Instance Condition

3- Fair

Instance Quantity

15,000

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Question

Response

EXTERIOR

EXTERIOR WALLS

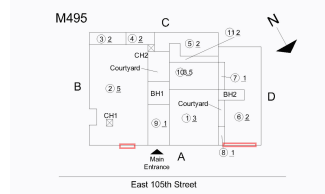
Instance Quantity Uom

S.F.

Deficiency

BRICK:DETERIORATED MASONRY SILLS - MINOR

Roof Plan Reference



Elevation



Elevation Reference

Facade A

Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Facade A

Violations

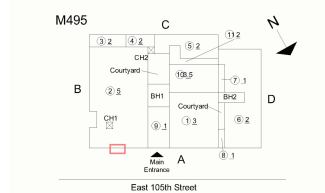
No photo recorded

No violations recorded

Deficiency

BRICK:WATER INFILTRATION IN INSTRUCTIONAL SPACE

Roof Plan Reference



Elevation



Elevation Reference

Facade A

Deficiency Quantity

50

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 5


Purpose of Action

LEVEL 2

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Question	Response
EXTERIOR	
EXTERIOR WALLS	
Deficiency Photo 1	
Deficiency Photo 2	Room 104
Violations	No photo recorded No violations recorded
EXTERIOR SOFFITS	Does not exist
LOADING DOCK	Does not exist
LOUVER	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
PARAPETS	Inspected
Material Type(s)	Masonry
Replacement Quantity	5,000
Replacement Uom	C.F.
Instance on All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	5,000
Instance Quantity Uom	CF
Deficiency	BRICK:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 8
Violations	No photo recorded No violations recorded
PLAZA DECK	Does not exist
ROOF	Inspected
ROOFING	Inspected
ROOF HATCH/SMOKE HATCH	Does not exist
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	Inspected
Condition	2- Between Good and Fair

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Question	Response
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EXTERIOR

ROOF

ROOFING

LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS

Deficiency No deficiencies recorded

ROOF BARRIER/FENCE

Condition 2- Between Good and Fair

Deficiency No deficiencies recorded

ROOF CAGE

Does not exist

ROOFING

Inspected

Replacement Quantity 13,100

Replacement Uom S.F.

Instance on Built-Up:Roofs 1, 3-11 Inspected

Instance Roof Photo



Roof 6

Instance Condition 3- Fair

Instance Quantity 8,100

Instance Quantity Uom S.F.

Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing? No

Does this Roof Instance have a Sustainable Roof System? No

Do solar panels exist on these roofs? No

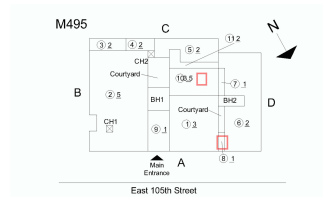
Is/Are the roof(s) suitable for Solar Panel installation? No

Installation Year 2003

Source of Installation Year Documented

Deficiency **BUILT-UP:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE**

Deficiency Location/Instance



Deficiency Quantity 100

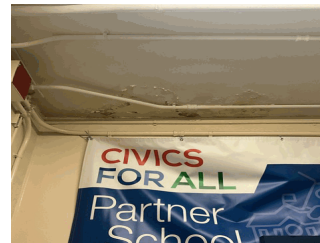
Quantity Uom S.F.

Potential Action **REPLACE ROOFING WITHOUT MAJOR EQUIPMENT REMOVAL**

Urgency of Action **PRIORITY 5**

Purpose of Action **LEVEL 2**

Deficiency Photo 1



Corridor near Exit 2 shown, also Room 114

Deficiency Photo 2

No photo recorded

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Question	Response
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EXTERIOR

ROOF

ROOFING

ROOFING

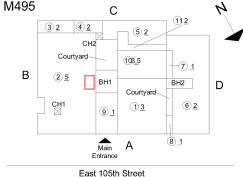
Violations	No violations recorded
Deficiency	BUILT-UP:ROOFING:BEYOND USEFUL LIFE
Deficiency Location/Instance	Built-Up:Roofs 1, 3-11
Deficiency Quantity	8,100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded

Instance on Modified Bitumen:Roof 2	Inspected
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Instance Roof Photo	
	Roof 2

Instance Condition	3- Fair
Instance Quantity	5,000
Instance Quantity Uom	S.F.
Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?	No
Does this Roof Instance have a Sustainable Roof System?	Yes
Sustainable Roof System Type	White Roof
Sustainable Roof System Location (Roof Number)	Roof 2
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	2012
Source of Installation Year	Documented

Deficiency	MODIFIED BITUMEN:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
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Deficiency Location/Instance	
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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



Stair A/5

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

ROOFING DRAINS

Condition

Inspected

Deficiency

2- Between Good and Fair

SPECIALTIES

Inspected

BULKHEAD/PENTHOUSE

Inspected

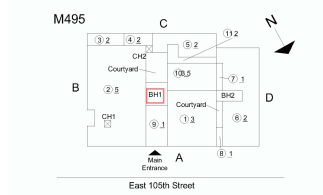
Condition

3- Fair

Deficiency

BULKHEAD/PENTHOUSE ROOF:MAJOR LEAKAGE

Deficiency Location/Instance



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

50
S.F.
REPLACE
PRIORITY 5
LEVEL 4



Bulkhead BH1

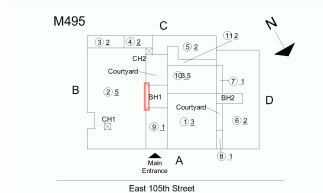
Deficiency Photo 2
Violations

No photo recorded
35654983K

Deficiency

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

Deficiency Location/Instance



Deficiency Quantity
Quantity Uom

100
S.F.

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Question	Response
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EXTERIOR

ROOF

SPECIALTIES

BULKHEAD/PENTHOUSE

Potential Action
Urgency of Action
Purpose of Action
Deficiency Photo 1

REPOINT
PRIORITY 3
LEVEL 2



Bulkhead BH1

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

CUPOLA/ SPIRES/ TOWERS

Does not exist

DORMER

Does not exist

DUNNAGE STEEL

Does not exist

SKYLIGHT/ROOF VENT

Does not exist

ROOF/GRAVITY TANK

Does not exist

STAIRS/RAMPS: EXTERIOR

Does not exist

WINDOWS

Inspected

Replacement Quantity

4,000

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

3- Fair

Instance Quantity

4,000

Instance Quantity Uom

S.F.

Installation Year

2012

Source of Installation Year

Documented

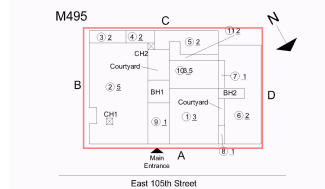
Are these windows insulated?

No

Deficiency

ALUMINUM - DOUBLE HUNG:INOPERABLE BALANCE

Roof Plan Reference



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Question

Response

EXTERIOR

WINDOWS

WINDOWS

Elevation



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

All Facades
16
EACH
REPLACE BALANCES
PRIORITY 3
LEVEL 2



Room 403 shown, similar throughout.

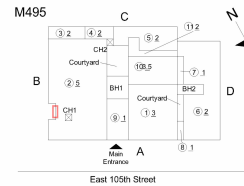
Deficiency Photo 2
Violations

No photo recorded
No violations recorded

Deficiency

ALUMINUM - DOUBLE HUNG: AIR/WATER INFILTRATION,
DETERIORATED JOINTS WITH DAMAGED CAULKING

Roof Plan Reference



Elevation



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



Facade B
20
L.F.
MAINTENANCE
PRIORITY 5
LEVEL 2



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Question	Response
EXTERIOR	
WINDOWS	
WINDOWS	
Deficiency Photo 2	Basement - Boiler Room
Violations	No photo recorded No violations recorded
INTERIOR	
POOLS	
STRUCTURAL	
COLUMNS/BEAMS/BEARING WALLS	
Condition	Inspected 3- Fair
Deficiency	STEEL COLUMNS/BEAMS:MAJOR RUSTING
Deficiency Location/Instance	Basement
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Boiler Room
Violations	No photo recorded No violations recorded
Deficiency	MASONRY BEARING WALL:CRACKED/SPALLED
Deficiency Location/Instance	Basement, 2nd Floor
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	RESTITCH
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Fan Room 207 shown, also Storage near Custodial Office
Violations	No photo recorded No violations recorded
Deficiency	STEEL COLUMNS/BEAMS:DETERIORATED CONCRETE FIREPROOFING
Deficiency Location/Instance	Basement
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5

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Question	Response
INTERIOR	
STRUCTURAL	
COLUMNS/BEAMS/BEARING WALLS	
Deficiency Photo 1	
Deficiency Photo 2	Corridor Near Custodial Office
Violations	No photo recorded No violations recorded
FLOOR STRUCTURE	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
FOUNDATION WALLS	Inspected
Material Type(s)	Concrete
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
ROOF STRUCTURE	Inspected
Condition	3- Fair
Deficiency	CONCRETE:CRACKED/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	2nd Floor
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Roof 11 - Fan Room 207
Violations	No photo recorded No violations recorded
VAULTS-BUNKERS	Does not exist
AUDITORIUM	Does not exist
CAFETERIA	Inspected
Instance on 5th Floor	Inspected
Ceiling	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Equipment	

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Question	Response
INTERIOR	
CAFETERIA	
Fixed Equipment	
Instance on 5th Floor	Does not exist
Floor Finish	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sliding-folding Partition	
Instance on 5th Floor	Does not exist
Stage	
Instance on 5th Floor	Does not exist
Walls	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 5th Floor	Does not exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	Inspected
Ceiling	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Main Entrance Vestibule
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Room 104, 201, 310
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 310

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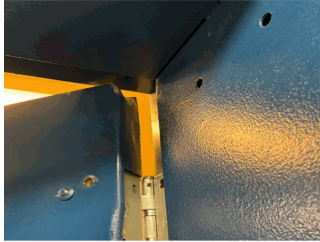
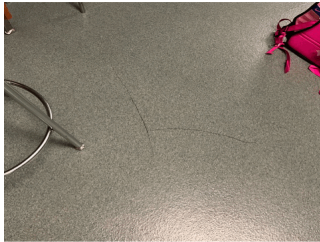

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	WOOD:DAMAGED/DETERIORATED - ACTIVE LEAK
Deficiency Location/Instance	Room 104
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 104 No photo recorded
Violations	No violations recorded
Door(s)	Inspected
Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 201A
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	Room 201A No photo recorded
Violations	No violations recorded
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 408, 411
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Door(s)	
Deficiency Photo 1	
Deficiency Photo 2	Room 408
Violations	No photo recorded No violations recorded
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	EPOXY FLOORING:CRACKS/SPALLING
Deficiency Location/Instance	Room 410/411
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	Room 410/411
Violations	No photo recorded No violations recorded
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Rooms 201, 205, 302, Corridor near Room 118, 205, 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	Corridor near Room 205
Violations	No photo recorded No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Walls	
Deficiency Location/Instance	Room 309, Corridor near Room 204
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	Room 309 No photo recorded
Violations	No violations recorded
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Main Entrance Vestibule , Room 114
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance Vestibule No photo recorded
Violations	No violations recorded
Specialties	Inspected
Classroom Locker(s)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Seating	Does not exist
GYMNASIUM	Inspected
Instance on 1st Floor	Inspected
Ceiling	Inspected
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	Inspected
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	1

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Question	Response
INTERIOR	
GYMNASIUM	
Door(s)	
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
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	QUARRY TILE:BROKEN/MISSING TILES
Deficiency Location/Instance	Near Drinking Fountain
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 Drinking Fountain
Violations	No photo recorded No violations recorded
Seating	
Instance on 1st Floor	Does not exist
Sliding-folding Partition	
Instance on 1st Floor	Does not exist
Stage	
Instance on 1st Floor	Inspected
Stage	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	DAMAGED STEPS
Deficiency Location/Instance	Right side
Deficiency Quantity	10

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Question	Response
INTERIOR	
GYMNASIUM	
Stage	
Stage	
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Right side
Violations	No photo recorded No violations recorded
Stage Curtain Rigging	
Instance on 1st Floor	Does not exist
Stage Curtains	
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 No deficiencies recorded
INTERIOR GUARDS	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	DETERIORATED/TORN-OUT/MISSING
Deficiency Location/Instance	Stair A/5
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 A/5
Violations	No photo recorded No violations recorded
KITCHEN	
Instance on 5th Floor	Inspected
Ceiling	Inspected

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Question	Response
INTERIOR	
KITCHEN	
Ceiling	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on 5th Floor	Inspected
Instance Condition	3- Fair
Deficiency	TERRAZZO:CRACKS
Deficiency Location/Instance	Servery, prep area
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Servery
Violations	No photo recorded No violations recorded
Walls	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LIBRARY	
Instance on Room 214	Inspected
Built-in Furnishing	
Instance on Room 214	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Ceiling	
Instance on Room 214	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on Room 214	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on Room 214	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near desk
Deficiency Quantity	10

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Question	Response
INTERIOR	
LIBRARY	
Floor Finish	
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near desk No photo recorded
Violations	No violations recorded
Walls	
Instance on Room 214	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LOCKER ROOM	
Instance on 1st Floor - Boys	Inspected
Instance on 1st Floor - Girls	Inaccessible
MULTI-PURPOSE ROOM	
Instance on 1st Floor - Boys	Does not exist
SCIENCE DEMO ROOM	
Instance on 1st Floor - Boys	Does not exist
SCIENCE LAB	
Instance on Room 410/411	Inspected
Alternative Use	No
Fixed Equipment	
Instance on Room 410/411	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
SCIENCE PREP ROOM	
Instance on Room 410/411A	Inspected
Alternative Use	No
Fixed Equipment	
Instance on Room 410/411A	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
SHOWER ROOM	
Instance on Room 410/411A	Does not exist
STAIRS/RAMPS: INTERIOR	
Do Letter Stair Signs Exist?	Inspected Yes
Ceiling	
Condition	Inspected 2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Stair A/5
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Ceiling	
Deficiency Photo 1	
Deficiency Photo 2	Stair A/5
Violations	No photo recorded No violations recorded
Door(s)	Inspected
Condition	4- Between Fair and Poor
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	Stair C/1
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	Stair C/1
Violations	No photo recorded No violations recorded
Deficiency	METAL:DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	Stair A/1
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	Stair A/1
Violations	No photo recorded No violations recorded
Partition	Does not exist
Railings	Inspected
Condition	5- Poor

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Question	Response
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INTERIOR

STAIRS/RAMPS: INTERIOR

Railings

Deficiency	METAL:MISSING
Deficiency Location/Instance	Stair A/3, D/1, Main Entrance Vestibule , Corridor near Room 115
Deficiency Quantity	25
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo 1	



Stair A/3

Deficiency Photo 2	No photo recorded
Violations	No violations recorded

Deficiency	METAL:BROKEN BRACKET
Deficiency Location/Instance	Stair C/1
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	



Stair C/1

Deficiency Photo 2	No photo recorded
Violations	No violations recorded

Stairs and Landings

Condition	Inspected
	2- Between Good and Fair


Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Stair C/2
Deficiency Quantity	10
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	
STAIRS/RAMPS: INTERIOR	
Stairs and Landings	
	Stair C/2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	MASONRY:CRACKS/SPALLING
Deficiency Location/Instance	Stair C/3
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 C/3
Violations	No photo recorded
	No violations recorded
TOILET ROOMS - STAFF	Inspected
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
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stalls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
TOILET ROOMS - STUDENTS	Inspected
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
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stalls	Inspected
Condition	2- Between Good and Fair

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Question	Response
INTERIOR	
TOILET ROOMS - STUDENTS	
Stalls	
Deficiency	No deficiencies 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	Does not exist
DRAINAGE SYSTEM FOR CONCRETE	Inspected
Catch Basins/Manhole - Surrounded by Concrete	Inspected
Condition	3- Fair
Deficiency	DAMAGED COVER
Deficiency Location/Instance	Courtyard
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
Culverts - Concrete Covering	Does not exist
DRAINAGE SYSTEM FOR SOIL	Does not exist
DRINKING FOUNTAINS	Does not exist
FENCES	Does not exist
IRRIGATION SYSTEM	Does not exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Does not exist
Concrete	Does not exist
Pavers	Inspected
Condition	3- Fair
Deficiency	DAMAGED/MISSING
Deficiency Location/Instance	Courtyard
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	No photo recorded
Violations	No violations recorded

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Question	Response
SITE	
PAVING	
Student Use	Does not exist
Site Sidewalks & Walkways	Inspected
Asphalt	Does not exist
Concrete	Does not exist
Pavers	Inspected
Condition	3- Fair
Deficiency	DAMAGED/MISSING
Deficiency Location/Instance	Courtyard
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	No photo recorded
Violations	No violations recorded
DOT Sidewalk	Inspected
Asphalt	Does not exist
Concrete	Inspected
Condition	4- Between Fair and Poor
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	105th Street
Deficiency Quantity	600
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	HEAVING
Deficiency Location/Instance	105th Street
Deficiency Quantity	25
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	
DOT Sidewalk	
Concrete	
Deficiency Photo 1	
Deficiency Photo 2	105th Street
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	DAMAGED CURBS
Deficiency Quantity	105th Street
Quantity Uom	30
Potential Action	L.F.
Urgency of Action	REPLACE
Purpose of Action	PRIORITY 3
Deficiency Photo 1	LEVEL 2
Deficiency Photo 2	
Violations	105th Street
	No photo recorded
	No violations recorded
Pavers	Does not exist
PLAYGROUNDS	Does not exist
PLAYING SURFACE	Does not exist
RETAINING WALLS	Does not exist
SEATING	Does not exist
SITE WALLS (NOT RETAINING WALLS)	Does not exist
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	No deficiencies recorded
Stairs/ramps	Inspected
Condition	2- Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Courtyard
Deficiency Quantity	15
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 2	No photo recorded
Violations	No violations recorded

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Does the SCA expect asset to have artwork?

No