

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

**Architectural Inspection**

**M528**

**Asset: I.S. 528 - MANHATTAN, 180 WADSWORTH AVENUE, MANHATTAN, NY, 10033**

Inspection Id	Inspection Type	Time In	Last Edited
4729	ARCHITECTURAL - ASSOCIATE	2024-04-15 09:25AM	2024-04-15 03:03PM
4737	ARCHITECTURAL - SENIOR	2024-04-15 07:32AM	2024-06-12 04:25PM

**Asset Data**

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Library (student testing)
Principal(s) Information	
Principal Name	Carlos Pichardo
Principal Organization	P.S. 528 - Manhattan
Meeting with Principal?	Yes
Principal Feedback	The principal provided the following comments: 1) There are issues with water collecting on the roof which is finding its way into our classrooms. This problem of water infiltration needs to be corrected. 2) The existing pipes do not provide sufficiently for heating. This is an issue that needs to be monitored as there is a lack of heat in the building. 3) The central air conditioning is lacking in the spring and fall seasons. 4) The water pressure in bathrooms is very low. We need to determine the reasons why this is so and make the necessary adjustments. 5) The elevator is not working correctly and is very unreliable. We need the proper maintenance to be scheduled on an ongoing basis for the safety of its users. 6) The ceiling tiles are damaged in several locations and they need to be replaced.
Custodian	Bryan James
Was the Custodian Present?	No
Fireman	Wilfredo Santiago
Was the Fireman Present?	Yes
Building Square Footage	22,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	4+B
Comments on the Year Built	1925
Student Population	249
Staff Population	48
Comments on the Number of Classrooms	9
Weather	Fair
Facade Photo	



Corner of West 182nd Street and Wadsworth Avenue - North View

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Main Entrance Photo



Facade A - Wadsworth Avenue

Roof Photo



Roof 1 - West 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: 1st Floor Boys Toilet, Library upgrades, 1st Floor Corridor Floor

Years: 2023

Systems: Coping replacement at Parapet; Cornice repair.

Years: 2022

Systems: Complete Window replacement (except for Basement Window); Complete Window Guards refurbishment.

Years: 2015

Systems: Complete Coping, Flashing, Parapet, Roofing, Roof Drain and Roof Barrier replacement, partial Chimney and Exterior Masonry repairs.

Years: 2013

Systems: Partial Skylight repairs.

Years: 2009

Systems: Complete Exterior Doors and Windows replacement; partial exterior Masonry, Stair and Ramp repairs.

Years: 1998

Have there been any New Building Additions?

No New Construction

Tandem

No 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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Yes	Protruding Elements	Missing railing creates a protruding element hazard.	Railings	Exterior stair at Exit 2 on the north facade.	Bryan James	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	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		Yes				
Interior Elevators	Yes	Yes				
Interior Lobby Doors And Hardware		Yes				
Interior Ramps	No					

**Rooms & Spaces**

<b>Art Rooms</b>						
Room 307	Yes	Yes				
<b>Auditorium</b>	No					
<b>Cafeteria</b>						
1st Floor	Yes	Yes			No	Yes
<b>Classrooms</b>						
2nd - 4th Floors	Yes	Yes				
<b>Computer Rooms</b>	No					
<b>Gymnasium</b>	No					
<b>Library</b>						
Room 109	Yes	Yes				
<b>Main Office</b>						
Room 121	Yes	Yes				
<b>Multi-purpose Room</b>						
Room 206/207	Yes	Yes			No	Yes

**Nurse's Office**

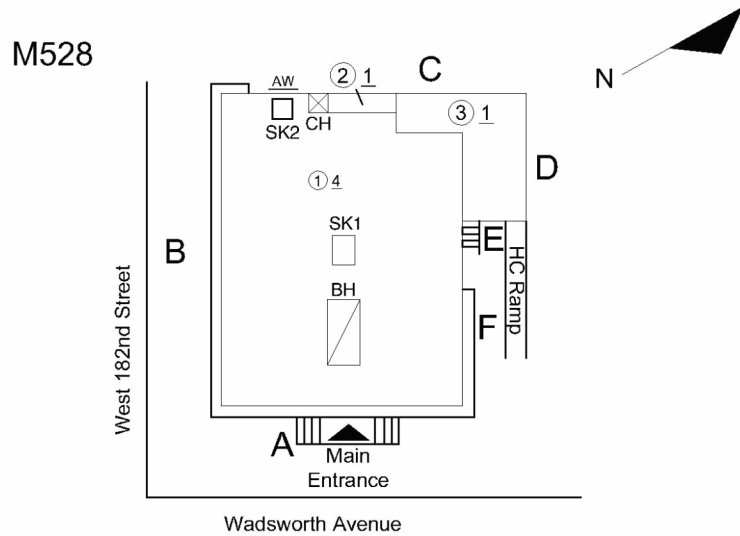
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Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
Room 107	Yes	Yes				
<b>Pool</b>	No					
<b>Science Lab</b>						
Room 308	Yes	Yes				
<b>Toilet Rooms (boys)</b>						
1st and 3rd Floors	Yes	Yes				
<b>Toilet Rooms (girls)</b>						
1st, 2nd and 4th Floors	Yes	Yes				
<b>Toilet Rooms (staff)</b>						
1st Floor - Unisex; 2nd - 4th Floors - Unisex	Yes	Yes				

**Building Template**



**Inspection**

Question	Response
<b>Architectural</b>	
<b>EXTERIOR</b>	Inspected
<b>AREAWAY</b>	Inspected
Instance on AW1	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
<b>AWNINGS AND CANOPIES</b>	Does not exist
<b>CHIMNEY</b>	Inspected
Material Type(s)	Masonry
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>COPING</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>CORNICE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
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**EXTERIOR**

<b>DOORS</b>	Inspected
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<b>DOORS AND FRAMES</b>	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	2
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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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Deficiency Photo 1	
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Deficiency Photo 2	No photo recorded
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Violations	No violations recorded
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<b>DOOR HARDWARE</b>	Inspected
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Condition	2- Between Good and Fair
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Deficiency	No deficiencies recorded
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<b>LINTELS</b>	Inspected
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Condition	2- Between Good and Fair
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Deficiency	No deficiencies recorded
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<b>TRANSOM/SIDE LIGHT</b>	Inspected
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Condition	2- Between Good and Fair
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Deficiency	No deficiencies recorded
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<b>EXTERIOR WALLS</b>	Inspected
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Material Type(s)	Masonry
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Replacement Quantity	12,000
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Replacement Uom	S.F.
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Instance on All Facades	Inspected
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Instance Condition	2- Between Good and Fair
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Instance Quantity	12,000
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Instance Quantity Uom	S.F.
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Deficiency	BRICK:DETERIORATED JOINTS
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Roof Plan Reference	
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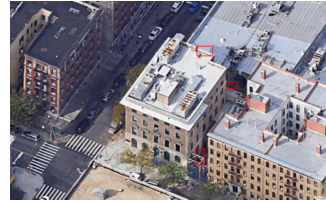
**Question**

**Response**

**EXTERIOR**

**EXTERIOR WALLS**

Elevation



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

Facade C and F  
60  
S.F.  
REPOINT  
PRIORITY 3  
LEVEL 2



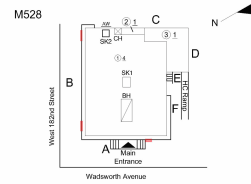
Deficiency Photo 2  
Violations

Facade F  
No photo recorded  
No violations recorded

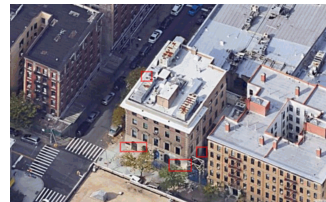
Deficiency

Roof Plan Reference

STONE:DETERIORATED JOINTS

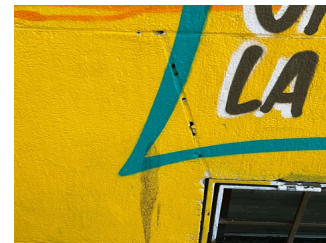


Elevation



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

Facade A and B  
25  
L.F.  
REPOINT  
PRIORITY 3  
LEVEL 2



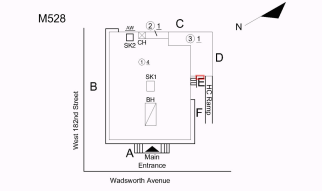

Deficiency Photo 2

Facade B  
No photo recorded

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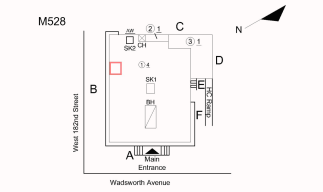

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Question	Response
<b>EXTERIOR</b>	
<b>EXTERIOR WALLS</b>	
Violations	No violations recorded
<b>EXTERIOR SOFFITS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LOADING DOCK</b>	Inspected
Condition	5- Poor
Deficiency	<b>BAD BUMPERS</b>
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	Loading Dock - Near Exit 2
Violations	No photo recorded No violations recorded
<b>LOUVER</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>PARAPETS</b>	Inspected
Material Type(s)	Masonry
Replacement Quantity	4,000
Replacement Uom	C.F.
Instance on All Facades	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	4,000
Instance Quantity Uom	CF
Deficiency	No deficiencies recorded
<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>	Does not exist
<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	6,000

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Question	Response
<b>EXTERIOR</b>	
<b>ROOF</b>	
<b>ROOFING</b>	
<b>ROOFING</b>	
Replacement Uom	S.F.
Instance on IRMA:All Roofs	Inspected
Instance Roof Photo	
	Roof 1
Instance Condition	3- Fair
Instance Quantity	6,000
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?	No
Installation Year	2015
Source of Installation Year	Documented
Deficiency	IRMA:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
Deficiency Location/Instance	
Deficiency Quantity	45
Quantity Uom	S.F.
Potential Action	REPLACE ROOFING WITH MAJOR EQUIPMENT REMOVAL
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 403 shown, also Room 303 and Main Lobby (1st Floor)
Violations	No photo recorded No violations recorded
<b>ROOFING DRAINS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>SPECIALTIES</b>	Inspected
<b>BULKHEAD/PENTHOUSE</b>	Inspected
Condition	2- Between Good and Fair



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Question	Response
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**EXTERIOR**

**ROOF**

**SPECIALTIES**

**BULKHEAD/PENTHOUSE**

Deficiency

No deficiencies recorded

**CUPOLA/ SPIRES/ TOWERS**

Does not exist

**DORMER**

Does not exist

**DUNNAGE STEEL**

Inspected

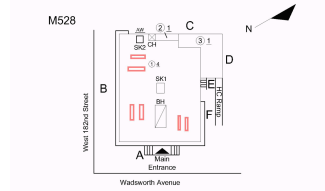
Condition

3- Fair

Deficiency

HEIGHT LESS THAN 18"

Deficiency Location/Instance



Deficiency Quantity

65

Quantity Uom

L.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Roof 1

Violations

No photo recorded

No violations recorded

**SKYLIGHT/ROOF VENT**

Inspected

Material Type(s)

Plastic, Glass

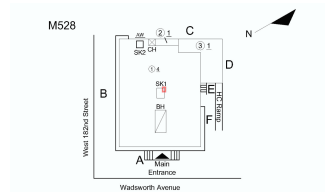
Condition

3- Fair

Deficiency

BROKEN GLASS

Deficiency Location/Instance



Deficiency Quantity

5

Quantity Uom

S.F.

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

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Question	Response
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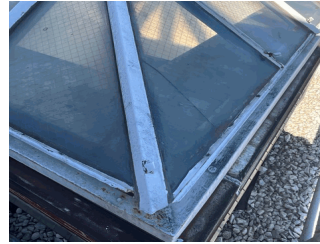
**EXTERIOR**

**ROOF**

**SPECIALTIES**

**SKYLIGHT/ROOF VENT**

Deficiency Photo 1



SK1

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

**ROOF/GRAVITY TANK**

Does not exist

**STAIRS/RAMPS: EXTERIOR**

Inspected

**BUILDING CHEEK/FLANK WALLS**

Inspected

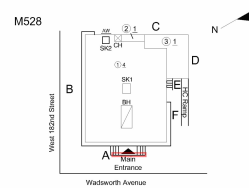
Condition

3- Fair

Deficiency

STONE: DETERIORATED JOINTS

Deficiency Location/Instance



Deficiency Quantity

5

Quantity Uom

S.F.

Potential Action

REPOINT

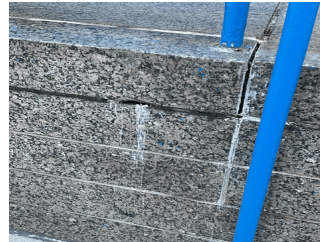
Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Main entrance

Deficiency Photo 2

No photo recorded

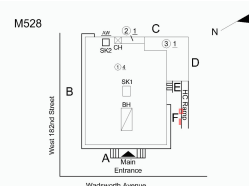
Violations

No violations recorded

Deficiency

CAST IN PLACE CONCRETE: CRACKS/SPALLING - MINOR

Deficiency Location/Instance



Deficiency Quantity

10

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

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Question	Response
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**EXTERIOR**

**STAIRS/RAMPS: EXTERIOR**

**BUILDING CHEEK/FLANK WALLS**

Deficiency Photo 1



HC Ramp

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

**RAILINGS**

Condition

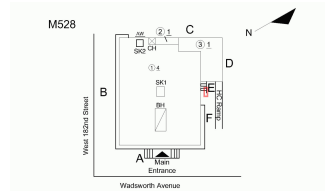
Inspected

Deficiency

3- Fair

Deficiency Location/Instance

MISSING RAILING



Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 5

Purpose of Action

LEVEL 6

Deficiency Photo 1



At Loading Dock Steps (Exit 2)

Deficiency Photo 2

No photo recorded

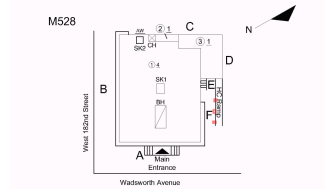
Violations

No violations recorded

Deficiency

RUST - MAJOR

Deficiency Location/Instance



Deficiency Quantity

5

Quantity Uom

L.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

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Question	Response
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**EXTERIOR**

**STAIRS/RAMPS: EXTERIOR**

**RAILINGS**

Deficiency Photo 1



HC Ramp

Deficiency Photo 2

No photo recorded

Violations

No violations recorded

**STAIRS/RAMPS**

Condition

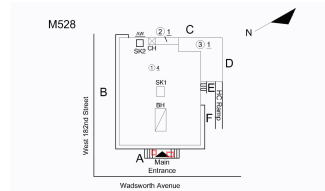
Inspected

Deficiency

3- Fair

Deficiency Location/Instance

STONE:DETERIORATED JOINTS



Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Main entrance

Deficiency Photo 2

No photo recorded

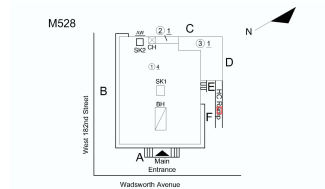
Violations

No violations recorded

Deficiency

CONCRETE:CRACKS/SPALLING - MINOR

Deficiency Location/Instance



Deficiency Quantity

5

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3


Purpose of Action

LEVEL 2

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Question	Response
<b>EXTERIOR</b>	
<b>STAIRS/RAMPS: EXTERIOR</b>	
<b>STAIRS/RAMPS</b>	
Deficiency Photo 1	
Deficiency Photo 2	HC Ramp
Violations	No photo recorded No violations recorded
<b>WINDOWS</b>	Inspected
Replacement Quantity	2,010
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
<b>WINDOWS</b>	Inspected
Material Type(s)	Aluminum, Steel
Instance on Aluminum - Other:All Facades	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	2,000
Instance Quantity Uom	S.F.
Installation Year	2015
Source of Installation Year	Documented
Are these windows insulated?	Yes
Deficiency	No deficiencies recorded
Instance on Aluminum - Other:Former Custodian Office	Inspected
Instance Condition	3- Fair
Instance Quantity	10
Instance Quantity Uom	S.F.
Installation Year	1998
Source of Installation Year	Documented
Are these windows insulated?	No
Deficiency	No deficiencies 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	STEEL COLUMNS/BEAMS:DETERIORATED/MISSING SPRAY-ON FIREPROOFING
Deficiency Location/Instance	Exterior (Exit 4)
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
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	
	Exterior near Exit 4 also Boiler Room
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>FLOOR STRUCTURE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>FOUNDATION WALLS</b>	Inspected
Material Type(s)	Masonry
Condition	3- Fair
Deficiency	BRICK:DETERIORATED JOINTS
Deficiency Location/Instance	Basement
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
	Boiler Room
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>ROOF STRUCTURE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>VAULTS-BUNKERS</b>	Does not exist
<b>AUDITORIUM</b>	Does not exist
<b>CAFETERIA</b>	Inspected
Instance on 1st Floor (900 SF)	Inspected
<b>Ceiling</b>	
Instance on 1st Floor (900 SF)	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on 1st Floor (900 SF)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Equipment</b>	
Instance on 1st Floor (900 SF)	Does not exist

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Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Floor Finish</b>	
Instance on 1st Floor (900 SF)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Sliding-folding Partition</b>	
Instance on 1st Floor (900 SF)	Does not exist
<b>Stage</b>	
Instance on 1st Floor (900 SF)	Does not exist
<b>Walls</b>	
Instance on 1st Floor (900 SF)	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on 1st Floor (900 SF)	Does not exist
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Corridor near 4th Floor Girls Toilet, Corridor near Stairs A/3, B/3
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	Corridor near 4th Floor Girls Toilet
Violations	No photo recorded
	No violations recorded
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Rooms 303, 403, Main Entrance Lobby
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Room 403
Violations	No photo recorded
	No violations recorded

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Question	Response
<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Door(s)</b>	Inspected
Condition	5- Poor
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 303, 406, Main Office
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 406
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Rooms 303, 402, Corridor near Room 403
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Corridor near Room 403
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	GYP SUM BOARD:DETERIORATED
Deficiency Location/Instance	4th Floor Skylight
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2



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<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Walls</b>	
Deficiency Photo 1	
Deficiency Photo 2	4th Floor Skylight
Violations	No photo recorded No violations 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>	Does not exist
<b>INTERIOR DOOR HARDWARE</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>INTERIOR GUARDS</b>	Does not exist
<b>KITCHEN</b>	Inspected
Instance on 1st Floor	Inspected
<b>Ceiling</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	METAL PAN:DAMAGED/MISSING
Deficiency Location/Instance	Prep Area
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	Prep Area
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>Floor Finish</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	QUARRY TILE:BROKEN/MISSING TILES

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<b>INTERIOR</b>	
<b>KITCHEN</b>	
<b>Floor Finish</b>	
Deficiency Location/Instance	Prep Area
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	Prep Area No photo recorded
Violations	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 109	Inspected Inaccessible
<b>LOCKER ROOM</b>	
Instance on Room 206/207	Does not exist
<b>MULTI-PURPOSE ROOM</b>	
Instance on Room 206/207	Inspected Inspected
<b>Ceiling</b>	
Instance on Room 206/207	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Near Windows, 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 Windows No photo recorded
Violations	No violations recorded
<b>Door(s)</b>	
Instance on Room 206/207	Inspected
Instance Condition	3- Fair
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	Entrance

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<b>INTERIOR</b>	
<b>MULTI-PURPOSE ROOM</b>	
<b>Door(s)</b>	
Deficiency Quantity	1
Quantity Uom	EACH
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 Equipment</b>	
Instance on Room 206/207	Does not exist
<b>Floor Finish</b>	
Instance on Room 206/207	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Sliding-folding Partition</b>	
Instance on Room 206/207	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stage</b>	
Instance on Room 206/207	Does not exist
<b>Walls</b>	
Instance on Room 206/207	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WALL PADDING:DETERIORATED
Deficiency Location/Instance	Near Windows
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near Windows
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	MIRRORS:BROKEN/DAMAGED
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	20

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<b>INTERIOR</b>	
<b>MULTI-PURPOSE ROOM</b>	
<b>Walls</b>	
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 No violations recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on Room 206/207	Does not exist
<b>SCIENCE DEMO ROOM</b>	
Does not exist	
<b>SCIENCE LAB</b>	
Inspected	
Instance on Room 308	Inspected
Alternative Use	Yes
<b>Fixed Equipment</b>	
Instance on Room 308	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<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	No deficiencies recorded
<b>Door(s)</b>	
Inspected	
Condition	5- Poor
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	Stair A/3,4
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	Stair A/4
Violations	No photo recorded No violations recorded

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<b>Question</b>	<b>Response</b>
<b>INTERIOR</b>	
<b>STAIRS/RAMPS: INTERIOR</b>	
<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	VINYL TILES:BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Stair B/1
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 B/1
Violations	No photo recorded No violations recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STAFF</b>	
<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>	Does not exist
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STUDENTS</b>	
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	Inspected
Condition	5- Poor
Deficiency	METAL:DETERIORATED DOOR
Deficiency Location/Instance	1st Floor Girls
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE

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Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STUDENTS</b>	
<b>Door(s)</b>	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	1st Floor Girls
Violations	No photo recorded No violations recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stalls</b>	Inspected
Condition	5- Poor
Deficiency	BROKEN/MISSING
Deficiency Location/Instance	1st Floor Girls
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	1st Floor Girls
Violations	No photo recorded No violations 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

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Question	Response
<b>SITE</b>	
<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
Deficiency	No deficiencies recorded
<b>Pavers</b>	Does not exist
<b>Student Use</b>	Does not exist
<b>Site Sidewalks &amp; Walkways</b>	Inspected
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	3- Fair
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	Near Exits 2, 3
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	Near Exits 2, 3
Violations	No photo recorded No violations recorded
<b>Pavers</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	DAMAGED/MISSING
Deficiency Location/Instance	Near Exit 2
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
<b>DOT Sidewalk</b>	Inspected
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	3- Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Along Wadsworth Avenue, West 182nd Street
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>DOT Sidewalk</b>	
<b>Concrete</b>	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Along Wadsworth Avenue
Violations	No photo recorded No violations recorded
<b>Deficiency</b>	<b>HEAVING</b>
Deficiency Location/Instance	Along West 182nd 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	Along West 182nd Street
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>	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?

No