

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Asset: I.S. 5 - QUEENS, 50-40 JACOBUS STREET, New York, 11373

Inspection Id	Inspection Type	Time In	Last Edited
ME : Q005	Mechanical	2023-12-27 7:42 AM	2024-01-12 11:54 AM

Asset Data

Question	Answer
Are there fuel tanks?	Yes
Total # of above ground tanks	3
Total capacity of all above ground tanks in gal.	7,550
Total # of below ground tanks	0
Total capacity of all below ground tanks in gal.	0
Total # of water main service entries to the asset	4
MERs/Fan Rooms Locations	Penthouse A, B, C MERs, MER D501, Chiller Room D505, Steam Condensate Return Pumping System Room C101A
Are there any spaces with Missing or Defective CO Detectors?	No
Are there any Emergency Stop Switches with Missing Hammers?	No
Are there any Painted/Obstructed Sprinkler Heads?	Yes
Location(s)	Auditorium Stage - Toilet Room 331A, Auditorium Stage - Utility Room 351C
Have any Systems/Major Building Components been upgraded?	Yes
	Systems: Kitchen - Grease Traps (2 of 4)
	Years: 2023
	Systems: F&T/Steam Drip Traps, Terminal Unit Thermostatic Traps
	Years: 2022
	Systems: Steam Condensate Return Pumping System (1 of 2); Kitchen - Hot Water Temperature Booster; Boiler Make-up Water Backflow Preventer
	Years: 2018
	Systems: Gas Fired Domestic Water Heater; Fixtures - Toilets, Urinals
	Years: 2016
	Systems: MDF Room - Dedicated A/C Equipment (DX Split System)
	Years: 2013

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Status	PhotoImage
No	Defective CO/Gas Leak Detection	CO/Gas Leak Detection panel in Boiler Room in Fault Mode	GAS SERVICE CO/Gas Leak Detection	Boiler Room	Terrence McManus	Fireman	Sent to DSF	
No	Other	Refrigerant Leak Detection System in Penthouse A MER in Fault Mode	AIR CONDITIONING Refrigerant Leak Detection System	Penthouse A MER	Terrence McManus	Fireman	Sent to DSF	

Inspection

Question	Response
Mechanical	
AIR CONDITIONING	Inspected
Chilled Water System	Inspected
Absorption Chiller	Does not Exist
Air Cooled Chiller	Inspected
Instance	Chiller Room D505

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Chiller	
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	Trane
Equipment	CH-D1
Capacity/Size Quantity	75
Capacity/Size UOM	Tons
Source of Capacity/Size	Custodial Staff
Installation Year	2002
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE UNIT
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Chiller Room D505
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	Trane
Equipment	CH-D2
Capacity/Size Quantity	75
Capacity/Size UOM	Tons
Source of Capacity/Size	Custodial Staff
Installation Year	2002
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE COMPRESSOR
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	York
Equipment	CH-1

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Chiller	
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Custodial Staff
Installation Year	1996
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE COMPRESSOR
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Penthouse A MER
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	York
Equipment	CH-2
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Custodial Staff
Installation Year	1996
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE UNIT
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	UP TO 100 TONS: DEFECTIVE COMPRESSOR
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Chiller	
Instance Manufacturer	York
Equipment	CH-3
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Custodial Staff
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-22
Instance Manufacturer	York
Equipment	CH-4
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Air Cooled Condenser	Inspected
Instance	Roof A Module
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACC-1A/B
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Roof A Module
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACC-2A/B
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Condenser	
Instance	Roof A Module
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACC-3A/B
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1996
Source of Installation	Documented
Deficiency	UP TO 100 TONS: DEFECTIVE FAN
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Roof A Module
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	ACC-4A/B
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Roof D Module
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Trane
Equipment	C-D1
Capacity/Size Quantity	75
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2002
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Roof D Module
Instance Condition	3 - Fair
Instance Quantity	1

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Condenser	
Instance Quantity Uom	EACH
Instance Manufacturer	Trane
Equipment	C-D2
Capacity/Size Quantity	75
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2002
Source of Installation	Documented
Deficiency	No deficiencies recorded
Chilled Water Distribution: Piping, Pumps and Auxiliaries	
	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Backflow Preventer	
	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Central Station Air Handler	
	Inspected
Instance	MER D501
Instance Condition	3 - Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Instance Manufacturer	Trane
Equipment	AH-D1, AH-D2
Capacity/Size Quantity	25
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2002
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER D501
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Trane
Equipment	AH-D3
Capacity/Size Quantity	5
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2002
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER D501
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Trane
Equipment	AH-D4

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Capacity/Size Quantity	8
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2002
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-A5, AH-A6
Capacity/Size Quantity	20
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-A1
Capacity/Size Quantity	25
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-A2, AH-A3
Capacity/Size Quantity	15
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse A MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Instance Manufacturer	York
Equipment	AH-A4
Capacity/Size Quantity	30
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse B MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-B2
Capacity/Size Quantity	5
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse B MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-B3
Capacity/Size Quantity	20
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse B MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-B1
Capacity/Size Quantity	25
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse C MER
Instance Condition	3 - Fair

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Instance Quantity	2
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-C1, AH-C3
Capacity/Size Quantity	20
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Penthouse C MER
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AH-C2
Capacity/Size Quantity	5
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Fan Coil Unit	Does not Exist
Packaged Air Cooled Chiller	Does not Exist
Water Cooled Chiller	Does not Exist
Condenser Water Distribution: Piping, Pumps and Auxiliaries	Does not Exist
Cooling Coil in Ductwork	Does not Exist
Cooling Tower	Does not Exist
DX Split System	Inspected
Indoor Unit	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Outdoor Unit	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Dry Cooler	Does not Exist
Packaged / Rooftop Unit	Does not Exist
Packaged Terminal A/C	Does not Exist
Refrigerant Leak Detection System	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE CONTROL PANEL
Deficiency Location/Instance	Penthouse A MER
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 5

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
AIR CONDITIONING	
Refrigerant Leak Detection System	Inspected
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Refrigerant Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Return Fan	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
CENTRAL ACID WASTE NEUTRALIZING TANK	
Condition	3 - Fair
Deficiency	No deficiencies recorded
CLIMATE CONTROL SYSTEM	
BMS	Inspected
Instance	Building Addition - Throughout
Instance Condition	5 - Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Installation Year	2002
Source of Installation	Documented
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	Building Addition - Throughout
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Original Building - Throughout
Instance Condition	5 - Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Installation Year	1996
Source of Installation	Documented
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	Original Building - Throughout
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Pneumatic System	Does not Exist

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
CLIMATE CONTROL SYSTEM	Inspected
Hybrid System	Does not Exist
Electric System	Does not Exist
COMPACTOR	Does not Exist
CONVEYING	Inspected
Dumbwaiter	Does not Exist
Elevator	Inspected
Are all the existing elevators operable?	Yes
Condition	3 - Fair
Deficiency	No deficiencies recorded
Escalator	Does not Exist
Non-auditorium Handicap Lift - Vertical	Does not Exist
Non-auditorium Handicap Lift - Stair	Does not Exist
Ash Hoist	Does not Exist
Sidewalk Elevator	Does not Exist
DOMESTIC WATER SYSTEM	Inspected
Domestic Cold Water System	Inspected
Gravity System	Does not Exist
Pressure Booster System	Inspected
Electric Pressure Booster System	Inspected
Instance	Room A017
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Canariis
Equipment	N/A
Capacity/Size Quantity	2
Capacity/Size UOM	Total # Pumps
Capacity/Size2 Quantity	15
Capacity/Size2 UOM	Total Pumps HP
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	DEFECTIVE PUMP
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Hydraulic/Pneumatic Booster System	Does not Exist
Water Service	Inspected
Instance	Room A017 (Domestic, RPZ in Room A125)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
Water Service	
Instance	Room A017 (Sprinkler)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	WATER MAIN: MISSING BACKFLOW PREVENTION DEVICE
Deficiency Location/Instance	Room A017 (Sprinkler)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	INSTALL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Room B107
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Instance	Room D106
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Does not Exist
Domestic Water Heat Exchanger	Does not Exist
Electric Domestic Water Heater	Does not Exist
Heat Pump Domestic Water Heater	Does not Exist
Gas Fired Domestic Water Heater	Inspected
Instance	Boiler Room
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	A.O. Smith
Equipment	N/A
Capacity/Size Quantity	275
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	100
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2016
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	1

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
DOMESTIC WATER SYSTEM	
Domestic Hot Water System	
Gas Fired Domestic Water Heater	
Instance Quantity Uom	EACH
Instance Manufacturer	PVI
Equipment	N/A
Capacity/Size Quantity	2,800
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	1,500
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	NOT IN USE
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	NO ACTION
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 1
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Oil Fired Domestic Water Heater	Does not Exist
Domestic Water Distribution Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
DRAIN/WASTE/VENT AND STORM SYSTEM	Inspected
Interior Storm Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sewage/Waste/Vent Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sewage Ejector Pump	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sump Pump	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)	Does not Exist
FIXTURES	Inspected
Staff And Other	Inspected
Janitor Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Toilet	Inspected

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
FIXTURES	
Staff And Other	
Toilet	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Student	Inspected
Drinking Fountain	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Locker Room Shower	Inspected
Instance on 3rd Floor - Boys	Inaccessible
Instance on 3rd Floor - Girls	Inaccessible
Sink And Fountain Combo Unit	Does not Exist
Toilet	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
GAS SERVICE	Inspected
Gas Distribution Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Meter Room Exhaust Fan	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Meter Room Vent	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Pressure Booster	Does not Exist
CO/Gas Leak Detection	Inspected
Instance	Boiler Room, Gas Meter Room, MER D501
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	1996
Source of Installation	Documented
Deficiency	DEFECTIVE CONTROL PANEL
Deficiency Location/Instance	Boiler Room
Deficiency Quantity	1
Quantity Uom	EACH

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
GAS SERVICE	
CO/Gas Leak Detection	
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
HEATING	
Heating Coil In Ductwork	Inspected
Hydronic Heating	Does not Exist
Radiator/Convactor/Fin Tube	Does not Exist
Condition	Inspected
Deficiency	3 - Fair
Steam Heating	No deficiencies recorded
F&T/Steam Drip Trap	Inspected
Condition	Inspected
Deficiency	1 - Good
MER Steam and Condensate Piping	No deficiencies recorded
Condition	Inspected
Deficiency	3 - Fair
Steam Condensate Return Piping	No deficiencies recorded
Condition	Inspected
Deficiency	3 - Fair
Steam Condensate Return Pumping System	Inspected
Condition	Inspected
Deficiency	2 - Between Good and Fair
Deficiency Location/Instance	DEFECTIVE PUMP
Deficiency Quantity	Boiler Room/ Pump 1
Quantity Uom	1
Potential Action	EACH
Urgency of Action	MAINTENANCE
Purpose of Action	PRIORITY 3
Deficiency Photo1	LEVEL 2
Violations	No photo recorded
Steam Piping	No violations recorded.
Condition	Inspected
Deficiency	3 - Fair
Terminal Unit Thermostatic Trap	No deficiencies recorded
Condition	Inspected
Deficiency	1 - Good
Steam supplied by External Sources	No deficiencies recorded
Unit Heater/Cabinet Heater	Does not Exist
Condition	Inspected
Deficiency	3 - Fair
HEATING PLANT	No deficiencies recorded
Replacement Quantity	Inspected
Replacement Uom	10,326
Instance on Basement	MBH Net
	Inspected

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
HEATING PLANT	
Burner Type	Dual Fuel (Gas/Oil)
Heating Plant Oil Number	2
Is there a water meter on the boiler make-up water piping?	No
Burner Exists?	Yes
Burner Manufacturer	Iron Fireman
Burner Model Number	AGO2-9.8RK
Boiler Auxiliaries	Inspected
Instance on Basement	Inspected
Boiler Auxiliary Piping	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Emergency Stop Switch	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Feedwater System	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Feedwater Treatment(Automatic)	
Instance on Basement	Does not Exist
Boiler Flue Exhaust	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Make-up Water Backflow Preventer	
Instance on Basement	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Boiler Room Steam And Condensate Piping	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Safety Valve	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler System	
Instance on Basement	Inspected
Coal-fired Boiler	
Instance on Basement	Does not Exist
Hot Water Boiler	
Instance on Basement	Does not Exist
Modular Boiler	
Instance on Basement	Does not Exist
Steam Boiler	
Instance on Basement	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	5,163

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
HEATING PLANT	
Boiler System	
Steam Boiler	
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Kewanee Boiler Corporation
Equipment	108737-1
Capacity/Size Quantity	6,650
Capacity/Size UOM	MBH Gross
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	5,163
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Kewanee Boiler Corporation
Equipment	108737-2
Capacity/Size Quantity	6,650
Capacity/Size UOM	MBH Gross
Source of Capacity/Size	Documented
Installation Year	1996
Source of Installation	Documented
Deficiency	DEFECTIVE AUXILIARY (GAUGES, GASKETS ETC.)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Fuel System	Inspected
Instance on Basement	Inspected
Boiler Fresh Air Louver/Damper	
Do Boiler Combustion Air Louvers exist?	Yes
Type	Automatic
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Burner/Burner Control Panel	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fuel Oil Storage/Supply System	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Trains And Vent At The Boiler	

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
HEATING PLANT	Inspected
Fuel System	
Gas Trains And Vent At The Boiler	
Instance on Basement	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Enclosed IDF Room	Inspected
Instance on Rooms A213, A225A(inside Library), A423, Closet in Room A325	Inspected
Dedicated A/C Equipment	Inspected
Instance on Rooms A213, A225A(inside Library), A423, Closet in Room A325	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Rooms A213, A225A(inside Library), A423, Closet in Room A325
Deficiency Quantity	4
Quantity Uom	EACH
Potential Action	INSTALL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
KITCHEN	Inspected
Instance on 1st Floor	Inspected
CO Detector	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas System	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Grease Trap	Inspected
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Fire Suppression System	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
KITCHEN	
Hood Fire Suppression System	Inspected
Deficiency	No deficiencies recorded
Hot Water Temperature Booster	Inspected
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Kitchen Sink	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
MDF Room	Inspected
Instance on Room A121	Inspected
Dedicated A/C Equipment	Inspected
Instance on Room A121	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	Does not Exist
SCIENCE LAB	Inspected
Instance on Rooms B310, C310	Inspected
Alternative use	No
Instance on Room B312	Inspected
Alternative use	No
Instance on Room C312	Inspected
Alternative use	Yes
Instance on Rooms D306, D307	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	Does not Exist
Instance on Rooms D306, D307	Does not Exist
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
CO Detector	Inspected
Instance on Rooms D306, D307	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Instance on Room C312	Not Required
Instance on Room B312	Not Required
Instance on Rooms B310, C310	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Emergency Shower	Inspected
Instance on Rooms D306, D307	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
Eye Wash	Inspected

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
SCIENCE LAB	
Eye Wash	
Instance on Rooms D306, D307	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room C312	Does not Exist
Instance on Room B312	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Rooms B310, C310	Does not Exist
Hood Exhaust Ductwork	
Does not Exist	
Instance on Rooms D306, D307	Does not Exist
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
Hood Exhaust Fan	
Does not Exist	
Instance on Rooms D306, D307	Does not Exist
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
Fixed Laboratory Hood	
Does not Exist	
Instance on Rooms D306, D307	Does not Exist
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
Laboratory Sink	
Inspected	
Instance on Rooms D306, D307	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room C312	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room B312	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Rooms B310, C310	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Does not Exist	
Instance on Rooms D306, D307	Does not Exist
Instance on Room C312	Does not Exist
Instance on Room B312	Does not Exist
Instance on Rooms B310, C310	Does not Exist
SCIENCE PREP ROOM	
Inspected	
Instance on Room B312A	Inspected
Alternative use	No
Instance on Room C312A	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	
Does not Exist	

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
SCIENCE PREP ROOM	
Acid Waste Neutralizing Tank	Does not Exist
Instance on Room C312A	Does not Exist
Instance on Room B312A	Does not Exist
CO Detector	Inspected
Instance on Room C312A	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Instance on Room B312A	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Emergency Shower	Does not Exist
Instance on Room C312A	Does not Exist
Instance on Room B312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Eye Wash	Does not Exist
Instance on Room C312A	Does not Exist
Instance on Room B312A	Does not Exist
Hood Exhaust Ductwork	Inspected
Instance on Room C312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room B312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on Room C312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room B312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	Inspected
Instance on Room C312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room B312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Laboratory Sink	Inspected
Instance on Room C312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room B312A	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Room C312A	Does not Exist
Instance on Room B312A	Does not Exist

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q005

Question	Response
SPRINKLERS, STANDPIPE, FIRE SYSTEM	Inspected
Dry Sprinkler Alarm Valve Assembly	Does not Exist
Wet Sprinkler Alarm Valve Assembly	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fire Booster Pump Assembly	Does not Exist
Roof Tank	Does not Exist
Siamese Connection	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sprinkler Head	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Auditorium Stage - Toilet Room 331A, Auditorium Stage - Utility Room 351C
Deficiency Quantity	6
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Sprinkler Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Standpipe System	Inspected
Hose Valve Assembly	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Water Gong	Does not Exist
SWIMMING POOL	Does not Exist
VENTILATION	Inspected
Is the building mechanically ventilated?	Yes
Exhaust Fan	Inspected
Approximate Total # of Fans	26-50
Condition	3 - Fair
Deficiency	No deficiencies recorded
Heating And Ventilating Unit	Does not Exist
Metal Ductwork	Inspected
Are there any uninsulated ductwork by design in Mechanical Rooms?	Yes
Are there chain operated dampers?	No
Condition	3 - Fair
Deficiency	No deficiencies recorded
Supply Fan	Does not Exist
Unit Ventilator	Does not Exist