

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Architectural Inspection

Q381

Asset: **PRE-K CENTER @ 168-42 JAMAICA AVENUE - QUEENS, 168-42 JAMAICA AVENUE, New York, 11432**

Inspection Id	Inspection Type	Time In	Last Edited
SA : Q381	Architectural - Senior	2024-02-15 12:21 PM	2024-02-23 11:41 AM
AA : Q381	Architectural - Associate	2024-02-15 12:44 PM	2024-04-15 6:50 PM

Asset Data

Question	Answer
Was the building fully accessible for inspection	Yes
Building Square Footage	12,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	12,000 S.F. Leased Space, 35,000 S.F. Total Building Area
Comments on the Stories (Floors) plus Basements	1+B
Comments on the Number of Classrooms	7
Comments on the Year Built	2015
Student Population	111
Staff Population	20
Weather	Fair
Principal(s) Information	
Principal Name	Melody Davis
Organization	Pre-K Center at 168-42 Jamaica Avenue - Queens
Did you meet with this Principal?	No
Did this Principal provide feedback?	Yes
Summary of Principal's Feedback	Assistant Principal Taryn Connolly commented on behalf of the Principal as follows: The internet needs to be updated.
Custodian	Was not present
Fireman	Alex Koopaethes
Facade Photo	



Jamaica Avenue - Southeast view

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Main Entrance Photo



Facade A - Jamaica Avenue

Roof Photo



Roof 1 - South view

Have any Systems/Major Building Components been upgraded?

Yes

Systems: Exterior Doors - repairs

Year: 2021

Have there been any Building Additions?

No

Tandem Schools?

No

Leased Space?

Yes

Year Leased

2015

Inspection

Partial Inspection

Priority Condition

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

Structural Engineer Required

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

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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?	No
Do any of the following spaces exist? Classroom, Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	Yes
For the spaces that do exist, are they ALL accessible?	Yes
Is there at least one Boys and Girls or Unisex toilet accessible in the building	Yes

Physical Breakdown Structure	Exists	Required	Complies	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 and Lobbies			Yes			
Interior Elevators	No					
Interior Lobby Doors and Hardware			Yes			
Interior Ramps	No					

Rooms & Spaces

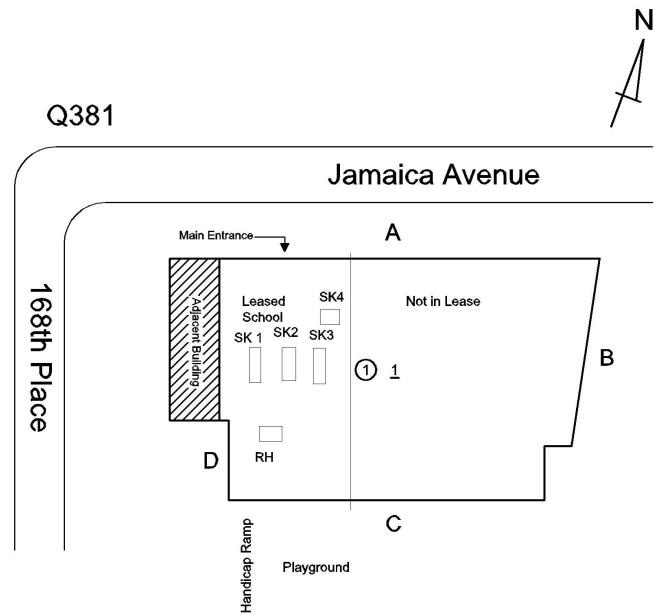
Art Rooms		No				
Auditorium		No				
Cafeteria		No				
Classrooms	1st Floor	Yes		Yes		
Computer Rooms		No				
Gymnasium		No				
Library		No				
Main Office	Room 106	Yes		Yes		
Multi-purpose Room	1st Floor	Yes		Yes	FM System	Yes
Nurse's Room	Room 116	Yes		Yes		
Pool		No				
Science Lab		No				
Toilet Rooms (Boys)	1st Floor	Yes		Yes		
Toilet Rooms (Girls)	1st Floor	Yes		Yes		
Toilet Rooms (Staff)	1st Floor	Yes		Yes		

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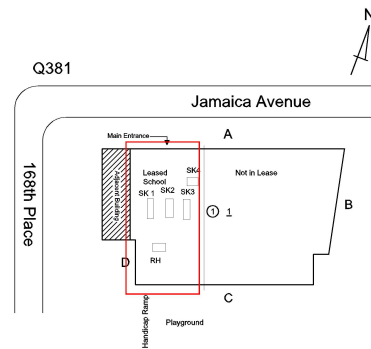
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Building Template



Inspection

Question	Response
Architectural	
EXTERIOR	Inspected
AREAWAY	Does not Exist
AWNINGS AND CANOPIES	Does not Exist
CHIMNEY	Inspected
Material Type(s)	Metal
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
COPING	Inspected
Condition	2 - Between Good and Fair
Deficiency	METAL: DETERIORATED TRANSVERSE JOINTS
Roof Plan reference	




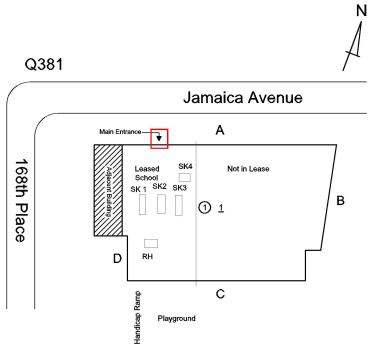

Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action
Purpose of Action

30
L.F.
MAINTENANCE
PRIORITY 3
LEVEL 2

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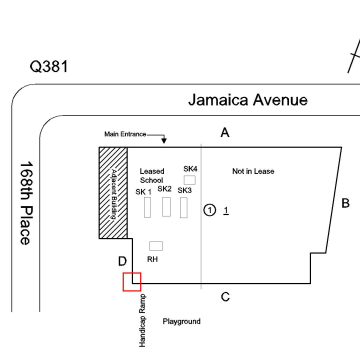
Question	Response
EXTERIOR	
COPING	
Deficiency Photo1	
Violations	Roof 1 No violations recorded.
CORNICE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
DOORS	Inspected
DOORS AND FRAMES	Inspected
Condition	5 - Poor
Deficiency	METAL: DETERIORATED DOOR AND FRAME - MAJOR DETERIORATION
Roof Plan reference	
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Facade A No violations recorded.
DOOR HARDWARE	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

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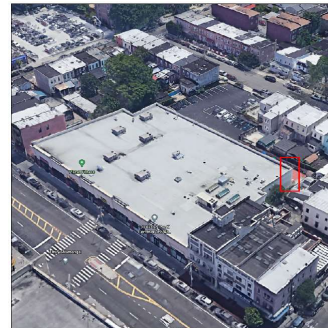
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Question	Response
EXTERIOR	
DOORS	
LINTELS	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
TRANSOM/SIDE LIGHT	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
EXTERIOR WALLS	Inspected
Material Type(s)	Masonry, Concrete
Replacement Quantity	7,500
Replacement Uom	S.F.
Instance on All Facades	Inspected
Instance Condition	4 - Between Fair and Poor
Instance Quantity	7,500
Instance Quantity Uom	S.F.
Deficiency	CONCRETE MASONRY UNIT: MAJOR / THRU CRACKS
Roof Plan reference	

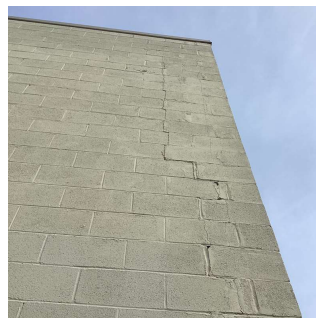


Elevation



Deficiency Quantity
Quantity Uom
Potential Action
Urgency of Action
Purpose of Action
Deficiency Photo1

100
S.F.
REMOVE AND REBUILD
PRIORITY 4
LEVEL 2



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Question

Response

EXTERIOR

EXTERIOR WALLS

Violations

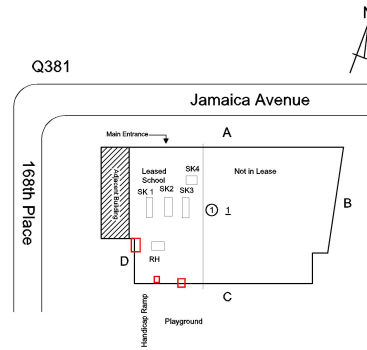
Facade D

No violations recorded.

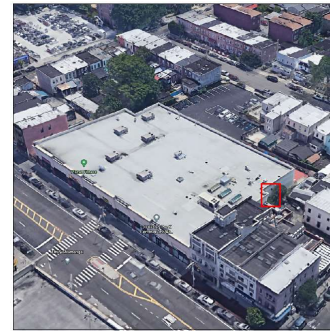
Deficiency

CONCRETE MASONRY UNIT: MINOR CRACKS AND SPALLING

Roof Plan reference



Elevation



Deficiency Quantity

50

Quantity Uom

S.F.

Potential Action

RESTITCH

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Violations

Facade D

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

1,850

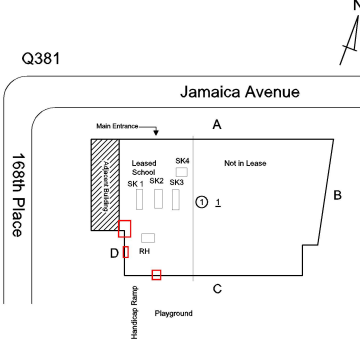

Replacement Uom

C.F.

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Question	Response
EXTERIOR	
PARAPETS	
Instance on All Facades	Inspected
Instance Condition	3 - Fair
Instance Quantity	1,850
Instance Quantity Uom	C.F.
Deficiency	CONCRETE MASONRY UNITS: MINOR CRACKS, SPALLING
Roof Plan reference	
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	No violations recorded.
PLAZA DECK	Does not Exist
ROOF	Inspected
Roofing	Inspected
Replacement Quantity	12,000
Replacement Uom	S.F.
ROOF HATCH/SMOKE HATCH	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	Does not Exist
ROOF BARRIER/FENCE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
ROOF CAGE	Does not Exist
ROOFING	Inspected
Instance on Modified Bitumen: Roof 1	Inspected
Instance Condition	3 - Fair

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Question	Response
EXTERIOR	
ROOF	
Roofing	
ROOFING	
Instance Photo	
	Roof 1
Instance Quantity	12,000
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 Type	White Roof
Sustainable Roof Location (Roof Number)	Roof 1
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	Custodial Staff
Deficiency	MODIFIED BITUMEN: FLASHING: CAP FLASHING DAMAGED
Roof Plan reference	
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Roof 1
Violations	No violations recorded.
Deficiency	MODIFIED BITUMEN: ROOFING: MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE

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Question	Response
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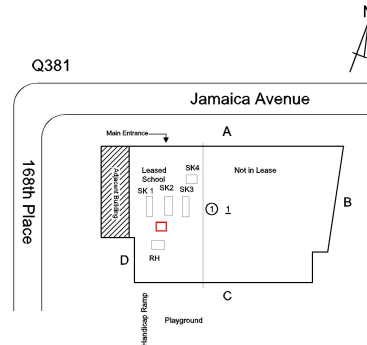
EXTERIOR

ROOF

Roofing

ROOFING

Roof Plan reference



Deficiency Quantity
Quantity Uom
Potential Action

Urgency of Action
Purpose of Action
Deficiency Photo1

100
S.F.
REPLACE ROOFING WITHOUT MAJOR EQUIPMENT
REMOVAL
PRIORITY 5
LEVEL 2



Roof 1 - Corridor near Room 108
No violations recorded.

Violations

ROOFING DRAINS

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

Specialties

Inspected

BULKHEAD/PENTHOUSE

Does not Exist

CUPOLA/ SPIRES/ TOWERS

Does not Exist

DORMER

Does not Exist

DUNNAGE STEEL

Does not Exist

SKYLIGHT/ROOF VENT

Inspected

Material Type(s)

Glass

Condition

3 - Fair

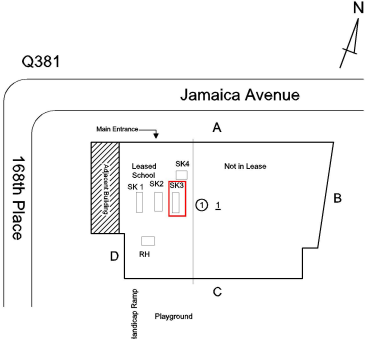

Deficiency

WATER INFILTRATION

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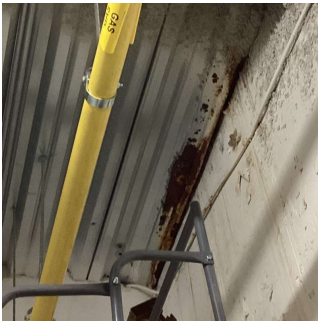
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Question	Response
EXTERIOR	
ROOF	
Specialties	
SKYLIGHT/ROOF VENT	
Roof Plan reference	
	
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Roof 1 - Corridor near Room 105 (SK3)
Violations	No violations recorded.
ROOF/GRAVITY TANK	Does not Exist
STAIRS/RAMPS: EXTERIOR	Inspected
BUILDING 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	No deficiencies recorded
WINDOWS	Inspected
Replacement Quantity	600
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

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Question	Response
EXTERIOR	
WINDOWS	
WINDOWS	Inspected
Material Type(s)	Aluminum
Instance on Aluminum - Other: Facades A, C	Inspected
Instance Condition	2 - Between Good and Fair
Instance Quantity	600
Instance Quantity Uom	S.F.
Are these windows insulated	Yes
Installation Year	2015
Source of Installation	Custodial Staff
Deficiency	No deficiencies recorded
INTERIOR	Inspected
POOLS	Does not Exist
STRUCTURAL	Inspected
COLUMNS/BEAMS/BEARING WALLS	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
FLOOR STRUCTURE	Inspected
Condition	2 - Between Good and Fair
Deficiency	METAL DECK AND CONCRETE: DETERIORATED
Deficiency Location/Instance	Basement - Water/Gas Meter Room
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo1	
Violations	Basement - Water/Gas Meter Room No violations recorded.
FOUNDATION WALLS	Inspected
Material Type(s)	Concrete
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
ROOF STRUCTURE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
VAULTS-BUNKERS	Does not Exist
AUDITORIUM	Does not Exist
CAFETERIA	Does not Exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	Inspected

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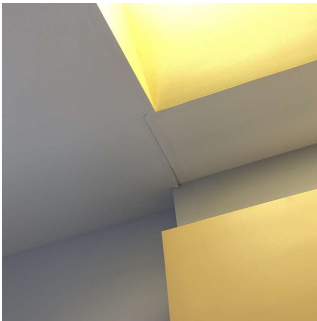

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	Inspected
Condition	2 - Between Good and Fair
Deficiency	ACOUSTIC TILES: DAMAGED/MISSING
Deficiency Location/Instance	Room 103
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 103 No violations recorded.
Deficiency	ACOUSTIC TILES: DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Corridor near Room 108
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Corridor near Room 108 No violations recorded.
Deficiency	GYPSUM BOARD: DAMAGED/DETERIORATED - ACTIVE LEAK
Deficiency Location/Instance	Corridor near Room 105
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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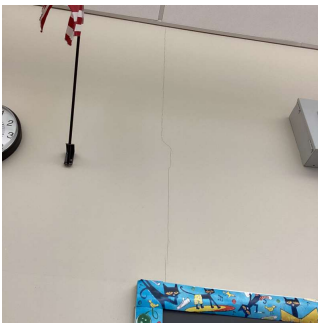
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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Deficiency Photo1	
Violations	Corridor near Room 105 No violations recorded.
Door(s)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	Inspected
Condition	2 - Between Good and Fair
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Corridor near Room 119
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Corridor near Room 119 No violations recorded.
Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	Room 119, Vestibule Playground Exit
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Walls	
Deficiency Photo1	
Violations	Room 119 No violations recorded.
Specialties	Does not Exist
GYMNASIUM	Does not Exist
INTERIOR DOOR HARDWARE	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
INTERIOR GUARDS	Does not Exist
KITCHEN	Inspected
Instance on 1st Floor	Inspected
Ceiling	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Walls	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
LIBRARY	Does not Exist
LOCKER ROOM	Does not Exist
MULTI-PURPOSE ROOM	Inspected
Instance on 1st Floor	Inspected
Ceiling	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
INTERIOR	
MULTI-PURPOSE ROOM	
Fixed Equipment	
Instance on 1st Floor	Does not Exist
Floor Finish	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Sliding-folding Partition	
Instance on 1st Floor	Does not Exist
Stage	
Instance on 1st Floor	Does not Exist
Walls	
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 1st Floor	Does not Exist
SCIENCE DEMO ROOM	
Does not Exist	
SCIENCE LAB	
Does not Exist	
SCIENCE PREP ROOM	
Does not Exist	
SHOWER ROOM	
Does not Exist	
STAIRS/RAMPS: INTERIOR	
Does not Exist	
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	
Does not Exist	
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	GYPSUM BOARD: DAMAGED/DETERIORATED
Deficiency Location/Instance	Room 114A
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
TOILET ROOMS - STUDENTS	
Ceiling	
Deficiency Photo1	
Violations	Room 114A No violations 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	Does not Exist
Walls	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	Room 104A
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 104A No violations 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	Does not Exist
Drainage System for Soil	Does not Exist

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Question	Response
SITE	
DRINKING FOUNTAINS	Does not Exist
FENCES	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
IRRIGATION SYSTEM	Does not Exist
PAVING	Inspected
Student Non-Use	Does not Exist
Student Use	Does not Exist
Site Sidewalks & Walkways	Inspected
Asphalt	Does not Exist
Concrete	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not Exist
DOT Sidewalk	Does not Exist
PLAYGROUNDS	Inspected
Instance on Rear of Building	Inspected
Benches	
Instance on Rear of Building	Does not Exist
Fence	
Instance on Rear of Building	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Pavement	
Instance on Rear of Building	Inspected
Condition	3 - Fair
Deficiency	CONCRETE: DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Near Parking Lot, Ramp
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Parking Lot No violations recorded.
Play Equipment	
Instance on Rear of Building	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
SITE	
PLAYGROUNDS	
Safety Surfacing	
Instance on Rear of Building	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Unpaved Area	
Instance on Rear of Building	Does not Exist
PLAYING SURFACE	
	Does not Exist
RETAINING WALLS	
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	Inspected Yes
Condition	3 - Fair
Deficiency	CAST IN PLACE CONCRETE: CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Near Playground Stairs, Slider, Ramp
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Slider
Violations	No violations recorded.
SEATING	
	Does not Exist
SITE WALLS (NOT RETAINING WALLS)	
	Does not Exist
STAIRS/RAMPS: EXTERIOR	
Railings	
	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Site Cheek/flank Walls	
Condition	Inspected 2 - Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE: CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Ramp at Playground
Deficiency Quantity	20
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	
Site Cheek/flank Walls	
Deficiency Photo1	
Violations	Ramp at Playground No violations recorded.
Stairs/ramps	Inspected
Condition	2 - Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE: CRACKS/SPALLING - MINOR
Deficiency Location/Instance	Ramp at Playground
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
ARTWORK	Does not Exist