

NYC Department of Education
Building Condition Assessment Survey 2023 - 2024

Mechanical Inspection

Q690

Asset: HS FOR LAW ENFORCEMENT - QUEENS, 116-25 GUY BREWER BLVD, New York, 11434

Inspection Id	Inspection Type	Time In	Last Edited
ME : Q690	Mechanical	2024-04-17 8:05 AM	2024-04-26 1:12 PM

Asset Data

Question	Answer
Are there fuel tanks?	Yes
Total # of above ground tanks	2
Total capacity of all above ground tanks in gal.	10,500
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	2
MERs/Fan Rooms Locations	Fire Booster Pump Assembly Room 137M, MERs 209A, 432A, 610B, 650B, Chiller Room 610C
Are there any spaces with Missing or Defective CO Detectors?	Yes
Location(s)	Emergency Generator Room 590
Are there any Emergency Stop Switches with Missing Hammers?	Yes
Component Affected	Chilled Water Distribution: Piping, Pumps and Auxiliaries
Location	Chiller Room 610C Roof Exit
Are there any Painted/Obstructed Sprinkler Heads?	No
Have any Systems/Major Building Components been upgraded?	Yes
	Systems: Kitchen - Hot Water Temperature Booster
	Years: 2024
	Systems: Gas Fired Domestic Water Heater; Domestic Hot Water Remote Storage Tank
	Years: 2023
	Systems: F&T/Steam Drip Traps (50%); CO/Gas Leak Detection; Refrigerant Leak Detection System
	Years: 2019
	Systems: Electric Pressure Booster System
	Years: 2015

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Status	PhotoImage
No	Other	Damaged Fusible link at Emergency Generator Fuel Oil Transfer Pumps	Fuel Oil Supply	Room 137L	Frank Geraci	Custodian	Sent to DSF	
Yes	Other	Defective Eye Wash	SCIENCE DEMO ROOM Eye Wash	Rooms 200, 206, 210	Frank Geraci	Custodian	Sent to DSF	
Yes	Other	Defective Eye Wash (1 of 2)	SCIENCE LAB Eye Wash	Room 209	Frank Geraci	Custodian	Sent to DSF	
Yes	Other	Defective Emergency Shower	SCIENCE LAB Emergency Shower	Room 201	Frank Geraci	Custodian	Sent to DSF	

Inspection

Question	Response
Mechanical	
AIR CONDITIONING	Inspected
Chilled Water System	Inspected
Absorption Chiller	Does not Exist

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Air Cooled Chiller	Does not Exist
Air Cooled Condenser	Does not Exist
Chilled Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	2 - Between Good and Fair
Deficiency	AUXILIARIES: EMERGENCY STOP SWITCH: MISSING HAMMER
Deficiency Location/Instance	Chiller Room 610C Roof Exit
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Backflow Preventer	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Central Station Air Handler	Inspected
Instance	MER 209A
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-14
Capacity/Size Quantity	18,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 432A
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-10
Capacity/Size Quantity	23,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 432A
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Equipment	AHU-11
Capacity/Size Quantity	14,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 432A
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-12
Capacity/Size Quantity	10,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 432A
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-13
Capacity/Size Quantity	5,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 610B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-1
Capacity/Size Quantity	29,900
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 610B
Instance Condition	3 - Fair
Instance Quantity	1

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-2
Capacity/Size Quantity	28,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 610B
Instance Condition	4 - Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-4
Capacity/Size Quantity	4,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	DEFECTIVE UNIT
Deficiency Location/Instance	MER 610B (Electrical Issue)
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	MER 610B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-5
Capacity/Size Quantity	6,150
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 610B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Equipment	AHU-7
Capacity/Size Quantity	3,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 650B (ceiling mounted)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-15
Capacity/Size Quantity	1,600
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 650B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-3
Capacity/Size Quantity	15,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 650B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-6
Capacity/Size Quantity	5,500
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 650B
Instance Condition	3 - Fair
Instance Quantity	1

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-8
Capacity/Size Quantity	10,000
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	MER 650B
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	York
Equipment	AHU-9
Capacity/Size Quantity	4,500
Capacity/Size UOM	CFM
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Fan Coil Unit	Does not Exist
Packaged Air Cooled Chiller	Does not Exist
Water Cooled Chiller	Inspected
Instance	Chiller Room 610C
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-134A
Instance Manufacturer	York
Equipment	CH-1
Capacity/Size Quantity	350
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Chiller Room 610C
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Refrigerant Type	R-134A
Instance Manufacturer	York
Equipment	CH-2
Capacity/Size Quantity	350
Capacity/Size UOM	Tons

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Question	Response
AIR CONDITIONING	
Chilled Water System	Inspected
Water Cooled Chiller	
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Condenser Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Cooling Coil in Ductwork	Does not Exist
Cooling Tower	Inspected
Instance	5th Floor Roof
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Baltimore Air Coil (BAC)
Equipment	CT-1
Capacity/Size Quantity	350
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	5th Floor Roof
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Baltimore Air Coil (BAC)
Equipment	CT-2
Capacity/Size Quantity	350
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
DX Split System	Inspected
Indoor Unit	
Condition	4 - Between Fair and Poor
Deficiency	UP TO 5 TONS: NOT IN USE
Deficiency Location/Instance	Paint Storage Room 137C (1 of 6)
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.
Deficiency	UP TO 5 TONS: DEFECTIVE

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AIR CONDITIONING	
DX Split System	
Indoor Unit	
Deficiency Location/Instance	5th Floor Dry Storage, Computer Labs 246, 301, 501 (5 of 6)
Deficiency Quantity	5
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.
Outdoor Unit	
Condition	Inspected
Condition	4 - Between Fair and Poor
Deficiency	UP TO 5 TONS: NOT IN USE
Deficiency Location/Instance	Paint Storage Room 137C (1 of 6)
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.
Deficiency	UP TO 5 TONS: DEFECTIVE
Deficiency Location/Instance	6th Floor Roof (5 of 6)
Deficiency Quantity	5
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.
Dry Cooler	Does not Exist
Packaged / Rooftop Unit	Does not Exist
Packaged Terminal A/C	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Elevator Machine Rooms P112, 710, 750
Deficiency Quantity	3
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.
Refrigerant Leak Detection System	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Refrigerant Piping	Inspected
Condition	3 - Fair

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Question	Response
AIR CONDITIONING	
Refrigerant Piping	
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	6th Floor Roof
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Return Fan	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE MOTOR
Deficiency Location/Instance	Boiler Room / RF-2, MER 610B / RF-1
Deficiency Quantity	2
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.
CENTRAL ACID WASTE NEUTRALIZING TANK	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
CLIMATE CONTROL SYSTEM	Inspected
BMS	Does not Exist
Pneumatic System	Inspected
Instance	Throughout
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	41-60%
Deficiency	DEFECTIVE TEMPERATURE CONTROL THERMOSTAT
Deficiency Location/Instance	Various locations
Deficiency Quantity	20
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.
Deficiency	DEFECTIVE DAMPER ACTUATOR
Deficiency Location/Instance	Emergency Generator Room 650D
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
CLIMATE CONTROL SYSTEM	
Pneumatic System	
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Deficiency	DEFECTIVE TEMPERATURE CONTROL ZONE VALVE
Deficiency Location/Instance	MER 209A
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.
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 137I
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Federal Pump
Equipment	N/A
Capacity/Size Quantity	3
Capacity/Size UOM	Total # Pumps
Capacity/Size2 Quantity	45
Capacity/Size2 UOM	Total Pumps HP
Source of Capacity/Size	Documented
Installation Year	2015
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
Hydraulic/Pneumatic Booster System	Does not Exist
Water Service	Inspected

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Question	Response
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
Water Service	
Instance	Room P113A
Instance Condition	2 - Between Good and Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
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	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Laars
Equipment	N/A
Capacity/Size Quantity	199
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	0
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2023
Source of Installation	Custodial Staff
Deficiency	No deficiencies recorded
Oil Fired Domestic Water Heater	Does not Exist
Domestic Water Distribution Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
DRAIN/WASTE/VENT AND STORM SYSTEM	Inspected
Interior Storm Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Sewage/Waste/Vent Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	INTERIOR FLOOR DRAIN: DEFECTIVE
Deficiency Location/Instance	Kitchen Slop Sink, Chiller Room 610C
Deficiency Quantity	3
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.

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Question	Response
DRAIN/WASTE/VENT AND STORM SYSTEM	
Sewage/Waste/Vent Piping	
Deficiency	SEWAGE/WASTE PIPING: DEFECTIVE/LEAKS
Deficiency Location/Instance	Room 201
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Sewage Ejector Pump	Does not Exist
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
Condition	3 - Fair
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Student	Inspected
Drinking Fountain	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Hallway near Room P207
Deficiency Quantity	2
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.
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Locker Room Shower	Inspected
Instance on 3rd Floor - Boys	Inspected
Instance Condition	3 - Fair
Alternative use	Yes

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Question	Response
FIXTURES	
Student	
Locker Room Shower	
Deficiency	No deficiencies recorded
Instance on 3rd Floor - Girls	Inspected
Instance Condition	3 - Fair
Alternative use	Yes
Deficiency	No deficiencies recorded
Sink And Fountain Combo Unit	
Condition	3 - Fair
Deficiency	No deficiencies recorded
Toilet	
Condition	3 - Fair
Deficiency	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Toilet Room inside Room 163
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.
Urinal	
Condition	3 - Fair
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	
	Does not Exist
GAS SERVICE	
	Inspected
Gas Distribution Piping	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Gas Meter Room Exhaust Fan	
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Meter Room Vent	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Gas Pressure Booster	
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Instance Manufacturer	Eclipse
Equipment	N/A
Capacity/Size Quantity	25,000
Capacity/Size UOM	SCFH
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
CO/Gas Leak Detection	
	Inspected

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Question	Response
GAS SERVICE	
CO/Gas Leak Detection	
Instance	Boiler Room, Gas Meter Room
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2019
Source of Installation	Inspector Estimate
Deficiency	No deficiencies recorded
HEATING	Inspected
Heating Coil In Ductwork	Does not Exist
Hydronic Heating	Inspected
Hydronic Hot Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	2 - Between Good and Fair
Deficiency	PUMP: DEFECTIVE
Deficiency Location/Instance	MER 209A / P-29
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo	No photo recorded
Violations	No violations recorded.
Backflow Preventer	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hot Water Heat Exchanger	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Radiator/Convactor/Fin Tube	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Steam Heating	Inspected
F&T/Steam Drip Trap	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
MER Steam and Condensate Piping	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Steam Condensate Return Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Steam Condensate Return Pumping System	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Steam Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Terminal Unit Thermostatic Trap	Does not Exist
Steam supplied by External Sources	Does not Exist

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Question	Response
HEATING	Inspected
Unit Heater/Cabinet Heater	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
HEATING PLANT	Inspected
Replacement Quantity	12,996
Replacement Uom	MBH Net
Instance on Penthouse	Inspected
Burner Type	Dual Fuel (Gas/Oil)
Heating Plant Oil Number	2
Is there a water meter on the boiler make-up water piping?	Yes
Observed Operational?	Yes
Burner Exists?	Yes
Burner Manufacturer	Cleaver Brooks
Burner Model Number	CBW200X250
Boiler Auxiliaries	Inspected
Instance on Penthouse	Inspected
Boiler Auxiliary Piping	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Emergency Stop Switch	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Feedwater System	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Feedwater Treatment(Automatic)	
Instance on Penthouse	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Boiler Room (piping leaks)
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.
Boiler Flue Exhaust	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Make-up Water Backflow Preventer	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler Room Steam And Condensate Piping	
Instance on Penthouse	Inspected
Condition	3 - Fair

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Question	Response
HEATING PLANT	Inspected
Boiler Auxiliaries	
Boiler Room Steam And Condensate Piping	
Deficiency	No deficiencies recorded
Boiler Safety Valve	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Boiler System	Inspected
Instance on Penthouse	Inspected
Coal-fired Boiler	
Instance on Penthouse	Does not Exist
Hot Water Boiler	
Instance on Penthouse	Does not Exist
Modular Boiler	
Instance on Penthouse	Does not Exist
Steam Boiler	
Instance on Penthouse	Inspected
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	6,498
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Cleaver Brooks
Equipment	112552-01
Capacity/Size Quantity	10,461
Capacity/Size UOM	MBH Input
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Boiler Room
Instance Condition	3 - Fair
Instance Quantity	6,498
Instance Quantity Uom	MBH Net
Cast Iron Boiler?	No
Instance Manufacturer	Cleaver Brooks
Equipment	112552-02
Capacity/Size Quantity	10,461
Capacity/Size UOM	MBH Input
Source of Capacity/Size	Documented
Installation Year	2003
Source of Installation	Documented
Deficiency	No deficiencies recorded
Fuel System	Inspected
Instance on Penthouse	Inspected
Boiler Fresh Air Louver/Damper	
Do Boiler Combustion Air Louvers exist?	Yes
Type	Automatic
Instance on Penthouse	Inspected

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Question	Response
HEATING PLANT	
Fuel System	
Boiler Fresh Air Louver/Damper	
Condition	3 - Fair
Deficiency	No deficiencies recorded
Burner/Burner Control Panel	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fuel Oil Storage/Supply System	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas Trains And Vent At The Boiler	
Instance on Penthouse	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Enclosed IDF Room	Inspected
Instance on Rooms 112A, P115A, 212A, P215, 312A, P315, 412A, 434, 512A, Room inside 534	Inspected
Dedicated A/C Equipment	Inspected
Instance on Rooms 112A, P115A, 212A, P215, 312A, P315, 412A, 434, 512A, Room inside 534	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DOES NOT EXIST
Deficiency Location/Instance	Rooms 112A, P115A, 212A, P215, 312A, P315, 412A, 434, 512A, Room inside 534
Deficiency Quantity	10
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	
Instance on 5th Floor	Inspected
CO Detector	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Gas System	
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Grease Trap	
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE/CLOGGED
Deficiency Location/Instance	Kitchen (2 of 3)
Deficiency Quantity	2
Quantity Uom	EACH

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Question	Response
KITCHEN	
Grease Trap	
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Hood	
	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	
	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Fire Suppression System	
	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hot Water Temperature Booster	
	Inspected
Instance on 5th Floor	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Kitchen Sink	
	Inspected
Instance on 5th Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
MDF Room	
	Inspected
Instance on Room 137J	Inspected
Dedicated A/C Equipment	
	Inspected
Instance on Room 137J	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	
	Inspected
Instance on Room 215	Inspected
Alternative use	No
Instance on Rooms 200, 206, 210	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	
	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
CO Detector	
	Inspected
Instance on Rooms 200, 206, 210	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 215	Inspected

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Question	Response
SCIENCE DEMO ROOM	
CO Detector	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Emergency Shower	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
Eye Wash	Inspected
Instance on Rooms 200, 206, 210	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Rooms 200, 206, 210
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance on Room 215	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
Hood Exhaust Fan	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
Fixed Laboratory Hood	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
Laboratory Sink	Inspected
Instance on Rooms 200, 206, 210	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 215	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Rooms 200, 206, 210	Does not Exist
Instance on Room 215	Does not Exist
SCIENCE LAB	Inspected
Instance on Room 201	Inspected
Alternative use	No
Instance on Room 203	Inspected
Alternative use	No
Instance on Room 209	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	Does not Exist

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Question	Response
SCIENCE LAB	
Acid Waste Neutralizing Tank	Does not Exist
Instance on Room 209	Does not Exist
Instance on Room 203	Does not Exist
Instance on Room 201	Does not Exist
CO Detector	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Emergency Shower	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE SHOWER
Deficiency Location/Instance	Room 201
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Eye Wash	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 209 (1 of 2)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair

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Question	Response
SCIENCE LAB	
Eye Wash	Inspected
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	Inspected
Instance on Room 209	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 209
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.
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Laboratory Sink	Inspected
Instance on Room 209	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 203	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Instance on Room 201	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

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Question	Response
SCIENCE LAB	
Make-up Air Unit	Does not Exist
Instance on Room 209	Does not Exist
Instance on Room 203	Does not Exist
Instance on Room 201	Does not Exist
SCIENCE PREP ROOM	Inspected
Instance on Room 207	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	Does not Exist
Instance on Room 207	Does not Exist
CO Detector	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Emergency Shower	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Eye Wash	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	Inspected
Instance on Room 207	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 207
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.
Laboratory Sink	Inspected
Instance on Room 207	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Room 207	Does not Exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	Inspected
Dry Sprinkler Alarm Valve Assembly	Inspected

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Question	Response
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Dry Sprinkler Alarm Valve Assembly	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Wet Sprinkler Alarm Valve Assembly	Does not Exist
Fire Booster Pump Assembly	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Roof Tank	Does not Exist
Siamese Connection	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sprinkler Head	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Sprinkler Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Standpipe System	Inspected
Hose Valve Assembly	Inspected
Condition	3 - Fair
Deficiency	DEFECTIVE FIRE HOSE CABINET
Deficiency Location/Instance	Stairs B/3, E/3
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.
Piping	Inspected
Condition	2 - Between Good and 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	DEFECTIVE MOTOR
Deficiency Location/Instance	MER 209A / EF-19
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.
Heating And Ventilating Unit	Does not Exist

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Question	Response
VENTILATION	
Heating And Ventilating Unit	Does not Exist
Metal Ductwork	Inspected
Are there any uninsulated ductwork by design in Mechanical Rooms?	No
Are there chain operated dampers?	No
Condition	2 - Between Good and Fair
Deficiency	DAMAGED/MISSING INSULATION
Deficiency Location/Instance	MER 610B
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Supply Fan	Does not Exist
Unit Ventilator	Does not Exist