

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

Architectural Inspection

Q868

**Asset:** P.S. 78 - QUEENS, 48-09 CENTER BLVD., New York, 11109

Inspection Id	Inspection Type	Time In	Last Edited
SA : Q868	Architectural - Senior	2023-12-22 8:36 AM	2024-06-11 5:00 PM
AA : Q868	Architectural - Associate	2023-12-22 9:05 AM	2023-12-27 11:43 AM

Asset Data

Question	Answer
Was the building fully accessible for inspection	Yes
Building Square Footage	28,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	724,500 SF Total Building (28,000 SF Leased Space)
Comments on the Stories (Floors) plus Basements	43 (No basement)
Comments on the Number of Classrooms	17
Comments on the Year Built	1996
Student Population	254
Staff Population	33
Weather	Fair
Principal(s) Information	
Principal Name	Louis Pavone
Organization	P.S./ I.S. 78 - Queens
Did you meet with this Principal?	No
Did this Principal provide feedback?	No
Principal Name	Suzan H. Goldstein
Organization	Pre-K Center @ P.S. 78 District 30 - Queens
Did you meet with this Principal?	Yes
Did this Principal provide feedback?	Yes
Summary of Principal's Feedback	The Principal had no comments regarding the physical condition of the building at this time.
Custodian	Was not present
Fireman	Kevin Golero (Handyman)
Facade Photo	



Corner of Central Boulevard and 48th Avenue - East View

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

Architectural Inspection

Q868

Main Entrance Photo



Facade A - Central Boulevard

Roof Photo

Nil

Have any Systems/Major Building Components been upgraded?

Yes

Systems: Exterior Walls - repairs (partial); Windows - caulking

Year: 2020

Systems: Plaza Deck - Waterproofing; New Playground

Year: 2015

Systems: New HC Lift to Multi-purpose room

Year: 2014

Systems: Exterior Walls - repointing (partial); Window Lintel - repairs

Year: 2010

Have there been any Building Additions?

No

Tandem Schools?

No

Leased Space?

Yes


Year Leased

1996

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
Yes	Protruding Elements	Severely sinking safety surfacing with protruding elements around tree pits is a potential tripping hazard.	SITE   PLAYGROUNDS   Safety Surfacing	Left Side Near tree pits, Near Bench	Kevin Golero	Handyman	

**Structural Engineer Required**

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

**Programmatic Accessibility**

Programmatic Accessibility Status Question	Response
Is the primary or secondary entrance on an accessible route?	Yes
Is the building a multi-story building?	Yes

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

Architectural Inspection

Q868

Programmatic Accessibility Status Question	Response
Are all floors of the building accessible through compliant means?	Yes
Accessible classrooms exists on each floor?	Yes
Boys and Girls or Unisex accessible toilets exist on at least every other floor?	Yes
If the following spaces exist, are they ALL accessible? Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	Yes

Physical Breakdown Structure	Exists	Required	Complies	Deficiency	Assistive Listening System	Fire Alarm Strobe
------------------------------	--------	----------	----------	------------	----------------------------	-------------------

**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	Yes		Yes			
Interior Corridor Doors and Hardware	Yes		Yes			
Interior Corridors and Lobbies			Yes			
Interior Elevators	Yes		Yes			
Interior Lobby Doors and Hardware			Yes			
Interior Ramps	No					

**Rooms & Spaces**

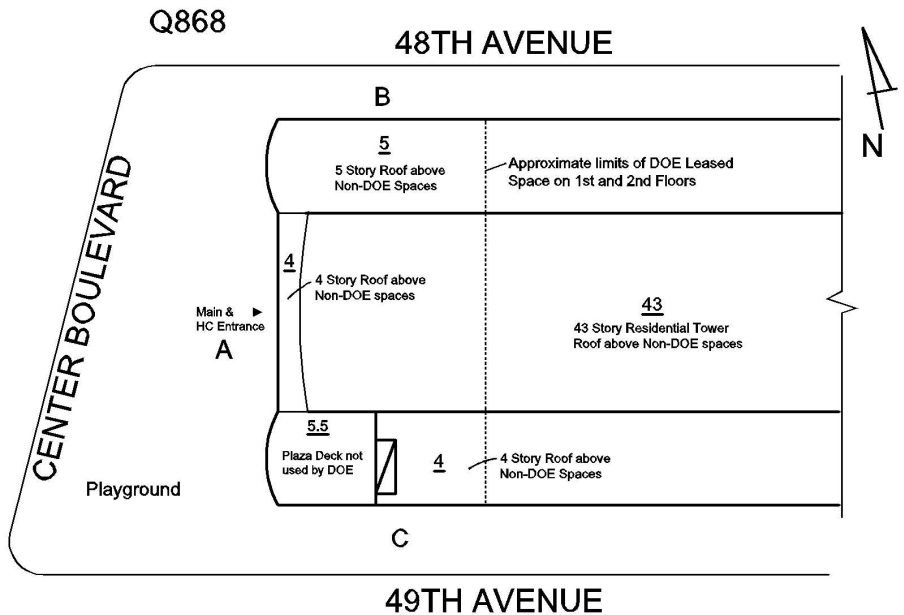
Art Rooms		No				
Auditorium		No				
Cafeteria	2nd Floor - Staff	Yes	Yes		No	No
	2nd Floor - Students	Yes	Yes		FM System	Yes
Classrooms	1st and 2nd Floors	Yes	Yes			
Computer Rooms		No				
Gymnasium		No				
Library	Room 210	Yes	Yes			
Main Office	Room 110 (Q868); Room 206 (Q389 - Queens)	Yes	Yes			
Multi-purpose Room	1st Floor	Yes	Yes		No	Yes
Nurse's Room	Room 214	Yes	Yes			
Pool		No				
Science Lab		No				
Toilet Rooms (Boys)	1st and 2nd Floors	Yes	Yes			
Toilet Rooms (Girls)	1st and 2nd Floors	Yes	Yes			
Toilet Rooms (Staff)	1st and 2nd Floors	Yes	Yes			

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

Architectural Inspection

Q868

Building Template



Inspection

Question	Response
<b>Architectural</b>	
<b>EXTERIOR</b>	Inspected
<b>AREAWAY</b>	Does not Exist
<b>AWNINGS AND CANOPIES</b>	Does not Exist
<b>CHIMNEY</b>	Not Required
<b>COPING</b>	Not Required
<b>CORNICE</b>	Does not Exist
<b>DOORS</b>	Inspected
<b>DOORS AND FRAMES</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>DOOR HARDWARE</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>LINTELS</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>TRANSOM/SIDE LIGHT</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>EXTERIOR WALLS</b>	Inspected
Material Type(s)	Concrete, Masonry
Replacement Quantity	10,000
Replacement Uom	S.F.
Instance on All Facades	Inspected
Instance Condition	3 - Fair
Instance Quantity	10,000
Instance Quantity Uom	S.F.
Deficiency	CAST IN PLACE / PRE-CAST CONCRETE: DETERIORATED CONTROL/EXPANSION JOINTS

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

Architectural Inspection

Q868

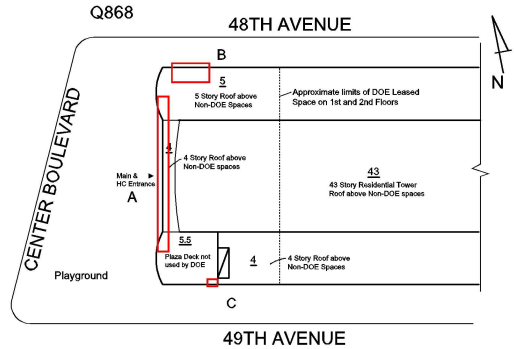
**Question**

**Response**

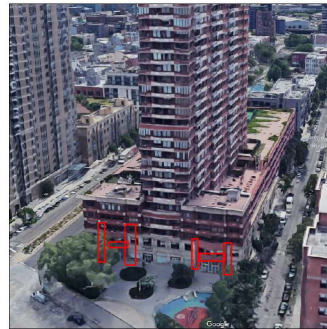
**EXTERIOR**

**EXTERIOR WALLS**

Roof Plan reference



Elevation



Deficiency Quantity

100

Quantity Uom

L.F.

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade C

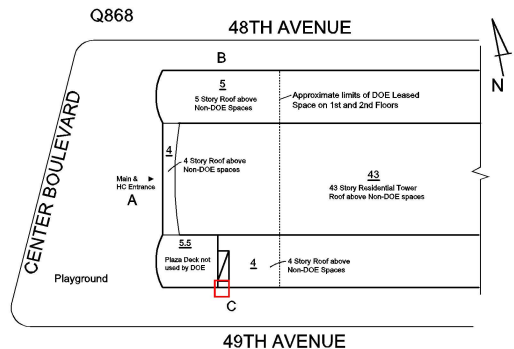
No violations recorded.

Violations

Deficiency

CAST IN PLACE / PRE-CAST CONCRETE: DETERIORATED JOINTS

Roof Plan reference



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

Architectural Inspection

Q868

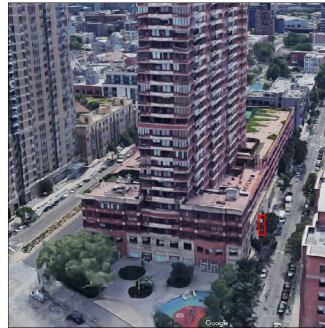
**Question**

**Response**

**EXTERIOR**

**EXTERIOR WALLS**

Elevation



Deficiency Quantity

20

Quantity Uom

L.F.

Potential Action

REPOINT

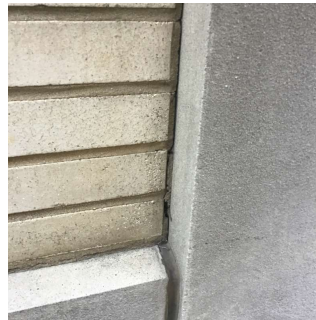
Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade C

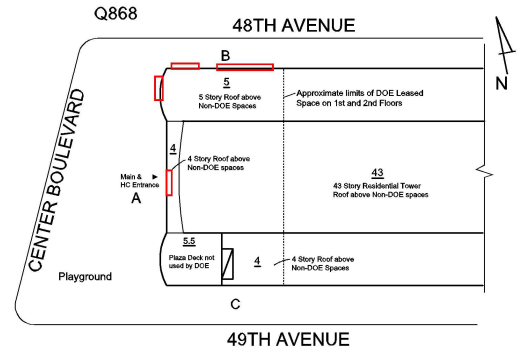
Violations

No violations recorded.

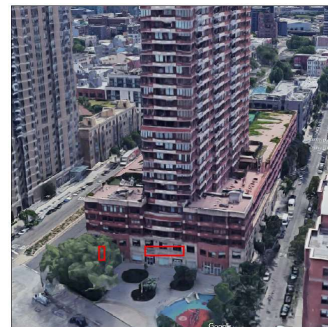
Deficiency

BRICK: DETERIORATED JOINTS

Roof Plan reference



Elevation



Deficiency Quantity

80

Quantity Uom

S.F.

Potential Action

REPOINT

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

Architectural Inspection

Q868

**Question**

**Response**

**EXTERIOR**

**EXTERIOR WALLS**

Urgency of Action  
Purpose of Action  
Deficiency Photo1

PRIORITY 3  
LEVEL 2



Facade B

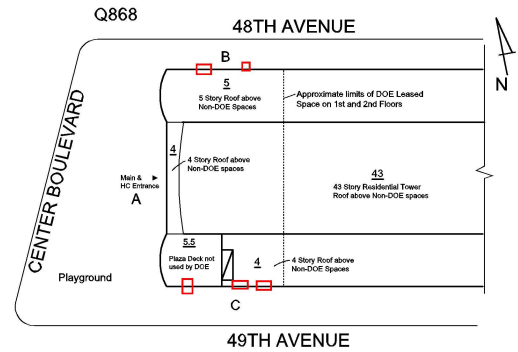
Violations

No violations recorded.

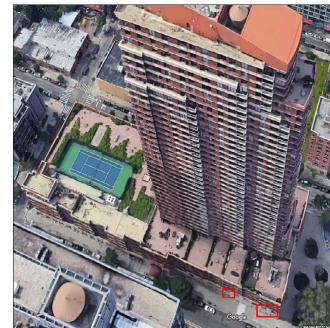
Deficiency

**BRICK: MINOR CRACKS AND SPALLING**

Roof Plan reference



Elevation



Deficiency Quantity

40

Quantity Uom

S.F.

Potential Action

RESTITCH

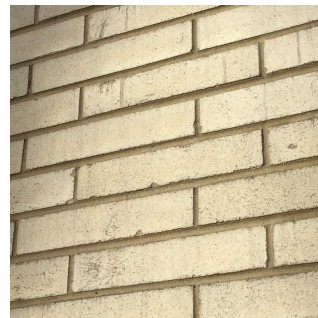
Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade B

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

Architectural Inspection

Q868

**Question**

**Response**

**EXTERIOR**

**EXTERIOR WALLS**

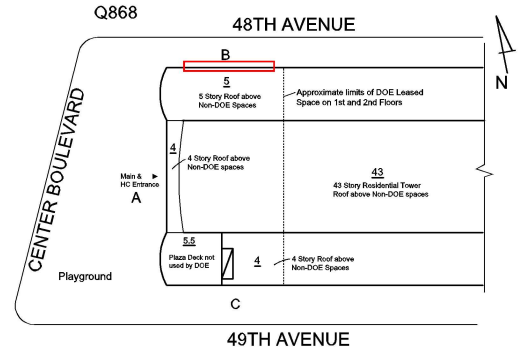
Violations

No violations recorded.

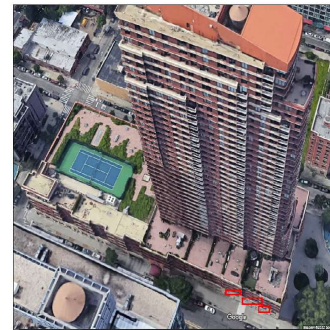
Deficiency

BRICK: RELIEVING ANGLES - MINOR DETERIORATION

Roof Plan reference



Elevation



Deficiency Quantity

40

Quantity Uom

L.F.

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade B

Violations

No violations recorded.

Deficiency

CAST IN PLACE / PRE-CAST CONCRETE: MINOR  
CRACKS/SPALLING



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

Architectural Inspection

Q868

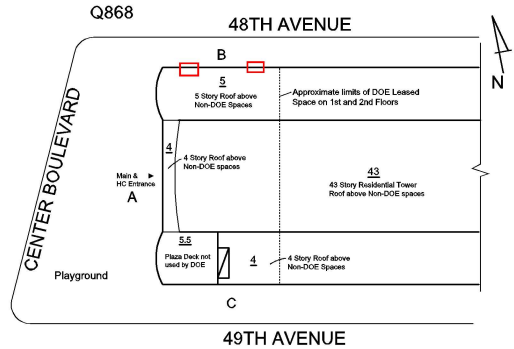
**Question**

**Response**

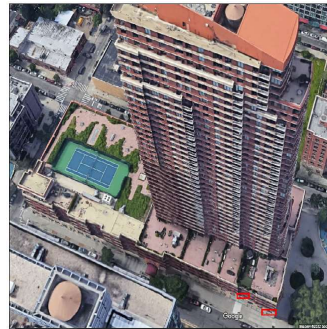
**EXTERIOR**

**EXTERIOR WALLS**

Roof Plan reference



Elevation



Deficiency Quantity

20

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade B

No violations recorded.

Violations

**EXTERIOR SOFFITS**

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

**LOADING DOCK**

Not Required

**LOUVER**

Inspected

Condition

3 - Fair

Deficiency

BROKEN/ DENTED BLADES

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

Architectural Inspection

Q868

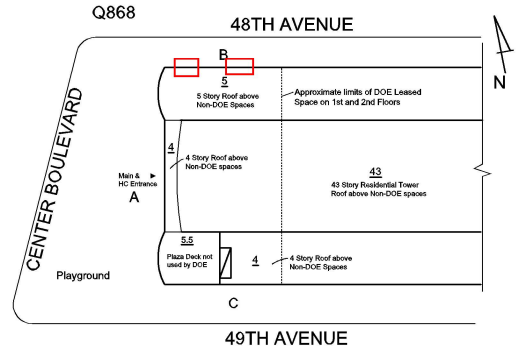
**Question**

**Response**

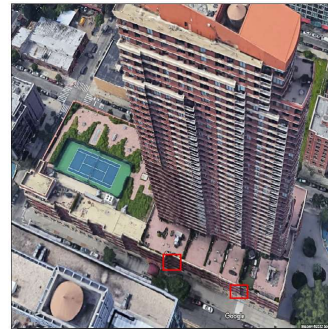
**EXTERIOR**

**LOUVER**

Roof Plan reference



Elevation



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

20  
 S.F.  
 REPLACE  
 PRIORITY 4  
 LEVEL 2



Facade B  
 No violations recorded.

Violations

<b>PARAPETS</b>	Not Required
<b>PLAZA DECK</b>	Not Required
<b>ROOF</b>	Not Required
<b>STAIRS/RAMPS: EXTERIOR</b>	Inspected
<b>BUILDING CHEEK/FLANK WALLS</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>RAILINGS</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>STAIRS/RAMPS</b>	Inspected
Condition	4 - Between Fair and Poor
Deficiency	STONE: CRACKS/SPALLING - MINOR

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

Architectural Inspection

Q868

**Question**

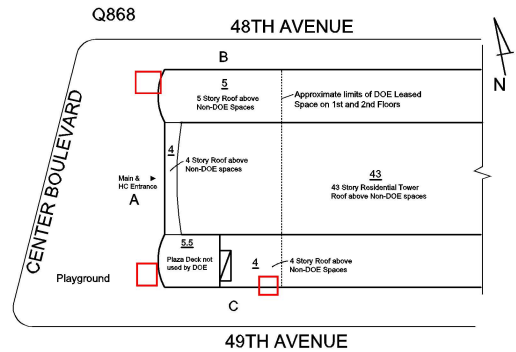
**Response**

**EXTERIOR**

**STAIRS/RAMPS: EXTERIOR**

**STAIRS/RAMPS**

Roof Plan reference



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

30  
S.F.  
REPAIR  
PRIORITY 3  
LEVEL 2



Facade A

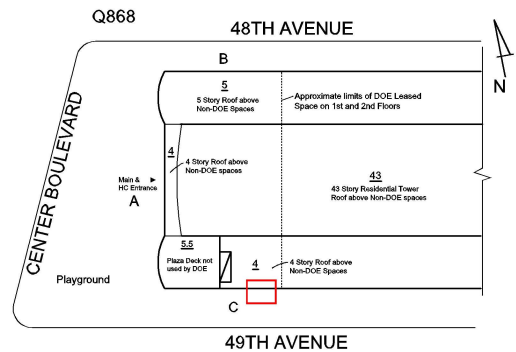
No violations recorded.

Violations

Deficiency

CONCRETE: WORN-OUT TREAD/RISER/NOSING

Roof Plan reference



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

10  
S.F.  
REPLACE  
PRIORITY 4  
LEVEL 2

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

Architectural Inspection

Q868

**Question**

**Response**

**EXTERIOR**

**STAIRS/RAMPS: EXTERIOR**

**STAIRS/RAMPS**

Deficiency Photo1



Facade C

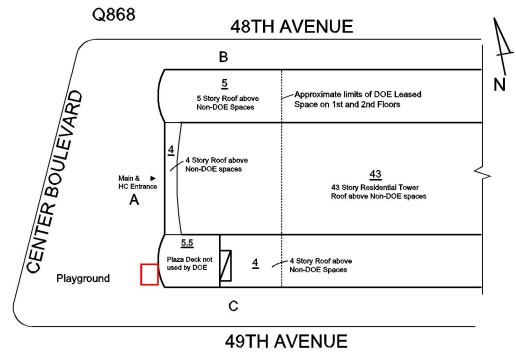
Violations

No violations recorded.

Deficiency

**STONE: DETERIORATED JOINTS**

Roof Plan reference



Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

Deficiency Photo1



Facade A

Violations

No violations recorded.

**WINDOWS**

Inspected

Replacement Quantity

3,400

Replacement Uom

S.F.

**EXTERIOR GUARDS**

Does not Exist

**LINTELS**

Inspected

Condition

2 - Between Good and Fair

Deficiency

No deficiencies recorded

**WINDOWS**

Inspected


Material Type(s)

Aluminum

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

Architectural Inspection

Q868

Question	Response
<b>EXTERIOR</b>	
<b>WINDOWS</b>	
<b>WINDOWS</b>	
Instance on Aluminum - Other: All Facades	Inspected
Instance Condition	3 - Fair
Instance Quantity	3,400
Instance Quantity Uom	S.F.
Are these windows insulated	Yes
Installation Year	1996
Source of Installation	Custodial Staff
Deficiency	No deficiencies recorded
<b>INTERIOR</b>	Inspected
<b>POOLS</b>	Does not Exist
<b>STRUCTURAL</b>	Inspected
<b>COLUMNS/BEAMS/BEARING WALLS</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>FLOOR STRUCTURE</b>	Inspected
Condition	3 - Fair
Deficiency	CONCRETE: CRACKS/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Rooms 118, 129A, 216-A, Garage Mechanical Equipment Room
Deficiency Quantity	120
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo1	
Violations	Garage Mechanical Equipment Room No violations recorded.
<b>FOUNDATION WALLS</b>	Not Required
<b>ROOF STRUCTURE</b>	Not Required
<b>VAULTS-BUNKERS</b>	Does not Exist
<b>AUDITORIUM</b>	Does not Exist
<b>CAFETERIA</b>	Inspected
Instance on 2nd Floor - Students (1200 SF)	Inspected
Instance on 2nd Floor - Staff (500 SF)	Inspected
<b>Ceiling</b>	
Instance on 2nd Floor - Students (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	TECTUM: DAMAGED/MISSING
Deficiency Location/Instance	Left Side, Center

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Ceiling</b>	
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Left Side
Violations	No violations recorded.
<b>Door(s)</b>	
Instance on 2nd Floor - Staff (500 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on 2nd Floor - Students (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Equipment</b>	
Instance on 2nd Floor - Students (1200 SF)	Does not Exist
Instance on 2nd Floor - Staff (500 SF)	Does not Exist
<b>Floor Finish</b>	
Instance on 2nd Floor - Students (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	VINYL TILES: DETERIORATED SUBSTRATE
Deficiency Location/Instance	Center
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Center
Violations	No violations recorded.

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Floor Finish</b>	
Deficiency	VINYL TILES: BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Entrance No violations recorded.
<b>Sliding-folding Partition</b>	
Instance on 2nd Floor - Students (1200 SF)	Does not Exist
Instance on 2nd Floor - Staff (500 SF)	Does not Exist
<b>Stage</b>	
Instance on 2nd Floor - Students (1200 SF)	Does not Exist
Instance on 2nd Floor - Staff (500 SF)	Does not Exist
<b>Walls</b>	
Instance on 2nd Floor - Staff (500 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSON BOARD: DETERIORATED
Deficiency Location/Instance	Near Serving area
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Serving area No violations recorded.
Instance on 2nd Floor - Students (1200 SF)	Inspected
Condition	5 - Poor

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

Architectural Inspection

Q868



Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Walls</b>	
Deficiency	GYP SUM BOARD: DETERIORATED
Deficiency Location/Instance	Near Entrance
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Entrance
Violations	No violations recorded.
Deficiency	WALL PADDING: DETERIORATED
Deficiency Location/Instance	Near Kitchen, Left and Right Side, Rear, Columns
Deficiency Quantity	240
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Kitchen
Violations	No violations recorded.
<b>Window Curtains/Shades/Blinds</b>	
Instance on 2nd Floor - Staff (500 SF)	Does not Exist
Instance on 2nd Floor - Students (1200 SF)	Does not Exist
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Ceiling</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	TECTUM: DAMAGED/MISSING
Deficiency Location/Instance	Room 115, Corridor near Rooms 209, 129, 118, 113 and others
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE



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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Ceiling</b>	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Room 115
Violations	No violations recorded.
<b>Door(s)</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	VINYL TILES: BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Main Entrance Lobby, Corridor near Room 223
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Main Entrance Lobby
Violations	No violations recorded.
<b>Walls</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	Corridor near Rooms 213, 130, 119, 118, 117 and others
Deficiency Quantity	70
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Walls</b>	
Deficiency Photo1	
Violations	Corridor near Room 119 No violations recorded.
<b>Specialties</b>	Does not Exist
<b>GYMNASIUM</b>	Does not Exist
<b>INTERIOR DOOR HARDWARE</b>	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
<b>INTERIOR GUARDS</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>KITCHEN</b>	Inspected
Instance on 2nd Floor	Inspected
<b>Ceiling</b>	
Instance on 2nd Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	METAL PAN: DAMAGED/MISSING
Deficiency Location/Instance	Near ovens
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near ovens No violations recorded.
<b>Door(s)</b>	
Instance on 2nd Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	

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

Architectural Inspection

Q868

Question	Response
----------	----------

**INTERIOR**

**KITCHEN**

**Floor Finish**

Instance on 2nd Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	VINYL TILES: BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Room 218B
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	



Room 218B  
No violations recorded.

Violations

**Walls**

Instance on 2nd Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	Room 218C
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	



Room 218C  
No violations recorded.

Violations

**LIBRARY**

Instance on Room 210 (600 SF)	Inspected
Instance on Room 210 (600 SF)	Inspected
<b>Built-in Furnishing</b>	
Instance on Room 210 (600 SF)	Does not Exist

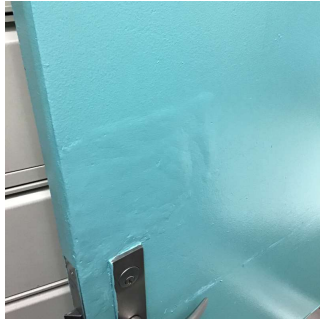
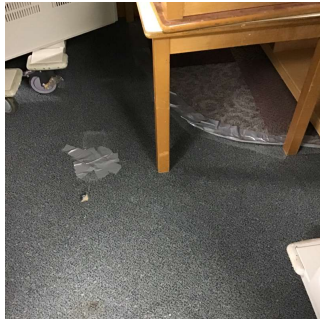
**Ceiling**

Instance on Room 210 (600 SF)	Inspected
-------------------------------	-----------

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>LIBRARY</b>	
<b>Ceiling</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on Room 210 (600 SF)	Inspected
Condition	3 - Fair
Deficiency	METAL: DETERIORATED DOOR
Deficiency Location/Instance	Main Entrance
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Main Entrance No violations recorded.
<b>Floor Finish</b>	
Instance on Room 210 (600 SF)	Inspected
Condition	3 - Fair
Deficiency	CARPET: WORN/DETERIORATED
Deficiency Location/Instance	Center, Right Side
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Center No violations recorded.
<b>Walls</b>	
Instance on Room 210 (600 SF)	Inspected
Condition	2 - Between Good and Fair

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

Architectural Inspection


Q868

Question	Response
<b>INTERIOR</b>	
<b>LIBRARY</b>	
<b>Walls</b>	
Deficiency	GYPNUM BOARD: DETERIORATED
Deficiency Location/Instance	Near Room 208
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Near Room 208
Violations	No violations recorded.
<b>LOCKER ROOM</b>	Does not Exist
<b>MULTI-PURPOSE ROOM</b>	Inspected
Instance on 1st Floor (1200 SF)	Inspected
<b>Ceiling</b>	
Instance on 1st Floor (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	TECTUM: DAMAGED/MISSING
Deficiency Location/Instance	Center
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	Center
Violations	No violations recorded.
<b>Door(s)</b>	
Instance on 1st Floor (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fixed Equipment</b>	

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

Architectural Inspection

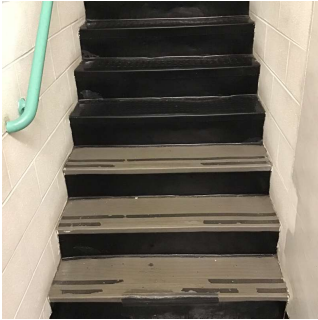

Q868

Question	Response
<b>INTERIOR</b>	
<b>MULTI-PURPOSE ROOM</b>	
<b>Fixed Equipment</b>	
Instance on 1st Floor (1200 SF)	Does not Exist
<b>Floor Finish</b>	
Instance on 1st Floor (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Sliding-folding Partition</b>	
Instance on 1st Floor (1200 SF)	Does not Exist
<b>Stage</b>	
Instance on 1st Floor (1200 SF)	Does not Exist
<b>Walls</b>	
Instance on 1st Floor (1200 SF)	Inspected
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DETERIORATED
Deficiency Location/Instance	Near Closets
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Closets No violations recorded.
<b>Window Curtains/Shades/Blinds</b>	
Instance on 1st Floor (1200 SF)	Does not Exist
<b>SCIENCE DEMO ROOM</b>	Does not Exist
<b>SCIENCE LAB</b>	Does not Exist
<b>SCIENCE PREP ROOM</b>	Does not Exist
<b>SHOWER ROOM</b>	Does not Exist
<b>STAIRS/RAMPS: INTERIOR</b>	Inspected
Do Letter Stair Signs Exist?	Yes
<b>Ceiling</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Partition</b>	Does not Exist
<b>Railings</b>	Inspected

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

Architectural Inspection


Q868

Question	Response
<b>INTERIOR</b>	
<b>STAIRS/RAMPS: INTERIOR</b>	
<b>Railings</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stairs and Landings</b>	Inspected
Condition	3 - Fair
Deficiency	SHEET VINYL: WORN-OUT TREAD/NOSINGS
Deficiency Location/Instance	Stair D/1
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair D/1 No violations recorded.
Deficiency	VINYL TILES: BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Stair D/2
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Stair D/2 No violations recorded.
Deficiency	CONCRETE: CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Stair A/2, 1
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>STAIRS/RAMPS: INTERIOR</b>	
<b>Stairs and Landings</b>	Inspected
Deficiency Photo1	
Violations	Stair A/2 No violations recorded.
<b>Walls</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STAFF</b>	
<b>Ceiling</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	3 - Fair
Deficiency	CERAMIC TILE: BROKEN/MISSING TILES
Deficiency Location/Instance	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	Room 119 No violations recorded.
<b>Stalls</b>	Does not Exist
<b>Walls</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STUDENTS</b>	
<b>Ceiling</b>	Inspected



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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STUDENTS</b>	
<b>Ceiling</b>	
Condition	2 - Between Good and Fair
Deficiency	GYPSUM BOARD: DAMAGED/DETERIORATED
Deficiency Location/Instance	Room 127A
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 127A No violations recorded.
<b>Door(s)</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Floor Finish</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	CERAMIC TILE: BROKEN/MISSING TILES
Deficiency Location/Instance	Room 207A
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 207A No violations recorded.
<b>Stalls</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	Inspected
Condition	2 - Between Good and Fair

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

Architectural Inspection

Q868

Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STUDENTS</b>	
<b>Walls</b>	
Deficiency	CERAMIC TILE: BROKEN/ MISSING
Deficiency Location/Instance	Room 203A
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Room 203A No violations recorded.
<b>LIFE SAFETY</b>	Inspected
<b>F.D. HOLDING AREA</b>	Does not Exist
<b>STEEL STAIRS</b>	Does not Exist
<b>SITE</b>	Inspected
<b>CONTAINERIZATION</b>	Does not Exist
<b>Drainage System for Asphalt</b>	Does not Exist
<b>Drainage System for Concrete</b>	Inspected
<b>Catch Basins/Manhole - Surrounded by concrete</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Culverts - Concrete Covering</b>	Does not Exist
<b>Drainage System for Soil</b>	Does not Exist
<b>DRINKING FOUNTAINS</b>	Does not Exist
<b>FENCES</b>	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
<b>IRRIGATION SYSTEM</b>	Does not Exist
<b>PAVING</b>	Inspected
<b>Student Non-Use</b>	Does not Exist
<b>Student Use</b>	Does not Exist
<b>Site Sidewalks &amp; Walkways</b>	Inspected
<b>Asphalt</b>	Does not Exist
<b>Concrete</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Pavers</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	DAMAGED/MISSING

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

Architectural Inspection

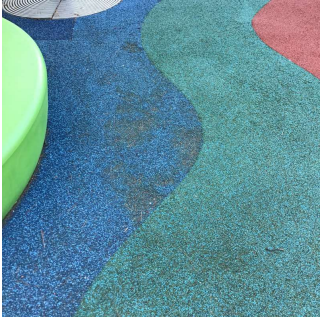

Q868

Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>Site Sidewalks &amp; Walkways</b>	
<b>Pavers</b>	
Deficiency Location/Instance	Near Main Entrance, Center Boulevard
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Main Entrance No violations recorded.
<b>DOT Sidewalk</b>	Does not Exist
<b>PLAYGROUNDS</b>	Inspected
Instance on Along Center Boulevard	Inspected
<b>Benches</b>	
Instance on Along Center Boulevard	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fence</b>	
Instance on Along Center Boulevard	Inspected
Condition	3 - Fair
Deficiency	WROUGHT IRON: RUST - MAJOR
Deficiency Location/Instance	49th Avenue, Center Boulevard
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	49th Avenue No violations recorded.
<b>Pavement</b>	

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

Architectural Inspection


Q868

Question	Response
<b>SITE</b>	
<b>PLAYGROUNDS</b>	
<b>Pavement</b>	
Instance on Along Center Boulevard	Does not Exist
<b>Play Equipment</b>	
Instance on Along Center Boulevard	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Safety Surfacing</b>	
Instance on Along Center Boulevard	Inspected
Condition	3 - Fair
Deficiency	DETERIORATED/MISSING
Deficiency Location/Instance	Near Benches, Right Side, Near Entrance
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
Violations	Near Benches No violations recorded.
Deficiency	DETERIORATED/MISSING
Deficiency Location/Instance	Left Side Near tree pits, tree pit near Bench
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	
Violations	Left Side Near tree pits No violations recorded.
<b>Unpaved Area</b>	
Instance on Along Center Boulevard	Does not Exist
<b>PLAYING SURFACE</b>	
	Does not Exist

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

Architectural Inspection

Q868

Question	Response
<b>SITE</b>	
<b>RETAINING WALLS</b>	Inspected
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	No
Condition	2 - Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE: CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	49th Avenue, Schoolyard
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	
	49th Avenue
Violations	No violations recorded.
<b>SEATING</b>	Does not Exist
<b>SITE WALLS (NOT RETAINING WALLS)</b>	Does not Exist
<b>STAIRS/RAMPS: EXTERIOR</b>	Inspected
<b>Railings</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Site Cheek/flank Walls</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stairs/ramps</b>	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
<b>ARTWORK</b>	Does not Exist