

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

Architectural Inspection

R461

Asset: WAGNER HS AF - STATEN ISLAND, 1200 MANOR ROAD, STATEN ISLAND, NY, 10314

Inspection Id	Inspection Type	Time In	Last Edited
4279	ARCHITECTURAL - SENIOR	2024-03-25 09:03AM	2024-04-30 09:26AM
4352	ARCHITECTURAL - ASSOCIATE	2024-03-25 09:59AM	2024-06-21 05:02PM

Asset Data

Question	Answer
Was the Building Fully Accessible for Inspection?	Yes
Principal(s) Information	
Principal Name	David Cugini
Principal Organization	Susan E. Wagner H.S. Staten Island
Meeting with Principal?	No
Principal Feedback	The Principal had no comments about the condition of the building at this time.
Custodian	John Pomarico
Was the Custodian Present?	Yes
Fireman	Stephen Napoli
Was the Fireman Present?	Yes
Building Square Footage	0
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	Total Site Area: 310,293 SF; Playing Surface Area: 203,500 SF
Comments on the Stories (Floors) plus Basements	None
Comments on the Year Built	1968
Student Population	2928
Staff Population	6
Comments on the Number of Classrooms	0
Weather	Fair
Facade Photo	



Football Field - South View

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

Architectural Inspection

R461

Main Entrance Photo



Brielle Avenue - Main Entrance

Roof Photo



Football Field - West View

Do Stormwater Management/Green Infrastructure systems exist?

No

Type

No Storm Water Management Type Selected

Have any Systems/Major Building Components been upgraded?

Systems: Artificial Turf repairs

Years: 2022

Systems: Artificial Turf at Football Field; Running Track and Baseball Field

Years: 2012

Systems: Basketball Courts

Years: 2009

Systems: Baseball Field

Years: 1999

Have there been any New Building Additions?

No New Construction

Tandem

No Tandem

Leased Space?

No

Priority Condition

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

Structural Engineer Required

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

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

Architectural Inspection

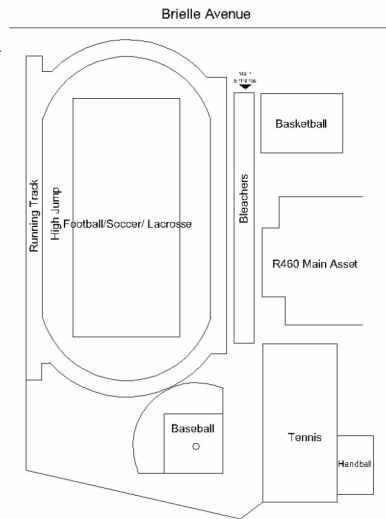
R461

Programmatic Accessibility

Programmatic Accessibility Status Question	Response					
	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe

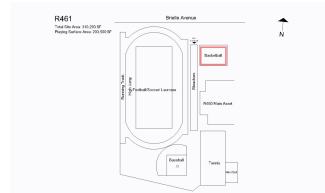
Building Template

R461
Total Site Area: 310,293 SF
Playing Surface Area: 203,500 SF



Inspection


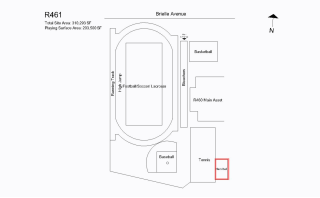

Question	Response
Architectural	
EXTERIOR	Does not exist
INTERIOR	Does not exist
ATHLETIC FIELDS	Inspected
PLAYING SURFACE	Inspected
Replacement Quantity	203,500
Replacement Uom	S.F.
Synthetic Turf Field exists?	Yes
Synthetic Turf Installation Year	2012
Instance on Baseball Field	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	54,000
Instance Quantity Uom	S.F.
Deficiency	No deficiencies recorded
Instance on Basketball Courts	Inspected
Instance Condition	4- Between Fair and Poor
Instance Quantity	5,500
Instance Quantity Uom	S.F.
Deficiency	ATHLETIC WEARING SURFACE:DAMAGED/DETERIORATED
Deficiency Location/Instance	Basketball Court
Deficiency Location/Instance	
Deficiency Quantity	2,000



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

Architectural Inspection

R461

Question	Response
ATHLETIC FIELDS	
PLAYING SURFACE	
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Basketball Court
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on Football / Lacrosse / Soccer / Softball Field	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	115,000
Instance Quantity Uom	S.F.
Deficiency	No deficiencies recorded
Instance on Handball Courts	Inspected
Instance Condition	4- Between Fair and Poor
Instance Quantity	3,000
Instance Quantity Uom	S.F.
Deficiency	POURED-IN-PLACE CONCRETE:DAMAGED/WORN OUT
Deficiency Location/Instance	Handball Court
Deficiency Location/Instance	
Deficiency Quantity	2,000
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Handball Court
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on Running Track / Long Jump	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	16,000
Instance Quantity Uom	S.F.

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

Architectural Inspection

R461

Question **Response**

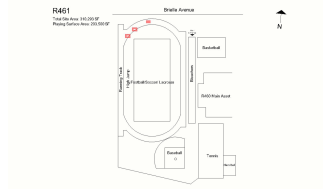
ATHLETIC FIELDS

PLAYING SURFACE

Deficiency

ATHLETIC WEARING SURFACE:DAMAGED/DETERIORATED
Running Track / Long Jump

Deficiency Location/Instance
Deficiency Location/Instance



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

15
S.F.
REPLACE
PRIORITY 3
LEVEL 2



Running Track - North Side

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

Instance on Tennis Courts

Inspected

Instance Condition

5- Poor

Instance Quantity

10,000

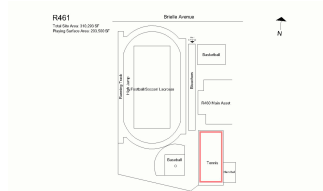
Instance Quantity Uom

S.F.

Deficiency

ASPHALT:DAMAGED/DETERIORATED
Tennis Court

Deficiency Location/Instance
Deficiency Location/Instance



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

5,000
S.F.
REPLACE
PRIORITY 4
LEVEL 2



Tennis Court

Deficiency Photo 2
Violations

No photo recorded
No violations recorded

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

Architectural Inspection


R461

Question	Response
ATHLETIC FIELDS	
FIXED EQUIPMENT	Inspected
Basketball Backboard	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Basketball Hoops	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Basketball Posts	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Football Goal Posts	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Tennis Net Posts	Under construction
SEATING	Inspected
Benches	Inspected
Concrete	Does not exist
Metal/Wood/Plastic	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Bleachers	Inspected
Concrete	Does not exist
Metal/Wood/Plastic	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
SITE	Inspected
CONTAINERIZATION	Does not exist
DRAINAGE SYSTEM FOR ASPHALT	Inspected
Catch Basins/Manhole - Surrounded by Asphalt	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Asphalt Covering	Does not exist
DRAINAGE SYSTEM FOR CONCRETE	Inspected
Catch Basins/Manhole - Surrounded by Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Concrete Covering	Does not exist
DRAINAGE SYSTEM FOR SOIL	Inspected
Catch Basins/Manhole - Surrounded by Soil	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Culverts - Soil Covering	Does not exist
DRINKING FOUNTAINS	Does not exist
FENCES	Inspected
Condition	3- Fair
Deficiency	CHAIN LINK:DAMAGED POST/RAIL
Deficiency Location/Instance	Basketball Court, Handball Court
Deficiency Quantity	30
Quantity Uom	L.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



R461

Question	Response
SITE	
FENCES	
Deficiency Photo 1	
Deficiency Photo 2	Basketball Court
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	CHAIN LINK:DAMAGED/DETERIORATED
Deficiency Quantity	Basketball Court, Handball Court, Football Field
Quantity Uom	200
Potential Action	S.F.
Urgency of Action	REPLACE
Purpose of Action	PRIORITY 3
Deficiency Photo 1	LEVEL 2
	
Deficiency Photo 2	Basketball Court
Violations	No photo recorded
	No violations recorded
IRRIGATION SYSTEM	Does not exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not exist
Student Use	Inspected
Gravel Exists?	No
Asphalt	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not exist
Site Sidewalks & Walkways	Inspected
Asphalt	Inspected
Condition	3- Fair
Deficiency	CRACKS - MAJOR

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

Architectural Inspection




R461

Question	Response
SITE	
PAVING	
Site Sidewalks & Walkways	
Asphalt	
Deficiency Location/Instance	Football Field, Near Tennis Courts
Deficiency Quantity	250
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Football Field
Violations	No photo recorded No violations recorded
Concrete	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Pavers	Does not exist
DOT Sidewalk	Inspected
Asphalt	Does not exist
Concrete	Inspected
Condition	4- Between Fair and Poor
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Brielle Avenue
Deficiency Quantity	1,075
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Brielle Avenue
Violations	No photo recorded No violations recorded
Deficiency	DAMAGED CURBS
Deficiency Location/Instance	Brielle Avenue
Deficiency Quantity	70
Quantity Uom	L.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


R461

Question	Response
SITE	
PAVING	
DOT Sidewalk	
Concrete	
Deficiency Photo 1	
Deficiency Photo 2	Brielle Avenue
Violations	No photo recorded
	No violations recorded
Deficiency	HEAVING
Deficiency Location/Instance	Brielle Avenue
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Brielle Avenue
Violations	No photo recorded
	No violations recorded
Pavers	Does not exist
PLAYGROUNDS	Does not exist
PLAYING SURFACE	Does not exist
RETAINING WALLS	Inspected
Condition	3- Fair
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	No
Deficiency	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Brielle Avenue
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Brielle Avenue
	No photo recorded

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

Architectural Inspection

R461

Question	Response
SITE	
RETAINING WALLS	
Violations	No violations recorded
Deficiency	CAST IN PLACE CONCRETE:DETERIORATED EXPANSION JOINT
Deficiency Location/Instance	Tennis Court
Deficiency Quantity	20
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Tennis Court
Violations	No photo recorded
	No violations recorded
SEATING	Does not exist
SITE WALLS (NOT RETAINING WALLS)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
STAIRS/RAMPS: EXTERIOR	Inspected
Site 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

NYC Department of Education
Building Condition Assessment Survey 2023-2024

Architectural Inspection

R461

Does the SCA expect asset to have artwork?

No