

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

Mechanical Inspection

R826

Asset: P.S. 3 ANNEX - STATEN ISLAND, 6581 HYLAN BOULEVARD, STATEN ISLAND, NY, 10309

| Inspection Id | Inspection Type | Time In | Last Edited |
|---------------|-----------------|--------------------|--------------------|
| 3992 | MECHANICAL | 2024-03-15 11:07AM | 2024-03-15 04:23PM |

Asset Data

| Question | Answer |
|--|--|
| Have any Systems/Major Building Components been upgraded? | Systems: Fixtures - Drinking Fountains Years: 2022 Systems: Terminal Unit Thermostatic Traps; F&T/Steam Drip Traps (~50%); Steam Condensate Return Pumping System Years: 2021 Systems: F&T/Steam Drip Traps (~50%) Years: 2018 Systems: Electric Domestic Water Heater (1 of 2) Years: 2017 Systems: Electric Domestic Water Heater (1 of 2) Years: 2015 Systems: Sump Pump Years: 2013 |
| Are there fuel tanks? | Yes |
| Total # of above ground tanks | 0 |
| Total capacity of all above ground tanks in gal. | 0 |
| Total # of below ground tanks | 1 |
| Total capacity of all below ground tanks in gal. | 2,000 |
| Total # of water main service entries to the asset | 1 |
| MERs/Fan Rooms Locations | None |
| Are there any spaces with Missing or Defective CO Detectors? | No |
| Are there any Painted/Obstructed Sprinkler Heads? | No |
| Are there any Emergency Stop Switches with Missing Hammers? | No components |

Priority Condition

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

Inspection

| Question | Response |
|---|--------------------------------|
| Mechanical | |
| AIR CONDITIONING | Does not exist |
| CENTRAL ACID WASTE NEUTRALIZING TANK | Does not exist |
| CLIMATE CONTROL SYSTEM | Inspected |
| BMS | Does not exist |
| Pneumatic System | Does not exist |
| Hybrid System | Does not exist |
| Electric System | Inspected |
| Instance | Throughout (Heat Timer System) |
| Instance Condition | 3- Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Building Area Covered by Operational System | 81-100% |
| Deficiency | No deficiencies recorded |
| COMPACTOR | Does not exist |
| CONVEYING | Does not exist |
| DOMESTIC WATER SYSTEM | Inspected |
| Domestic Cold Water System | Inspected |
| Gravity System | Does not exist |

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| Question | Response |
|--|---|
| DOMESTIC WATER SYSTEM | |
| Domestic Cold Water System | |
| Pressure Booster System | Does not exist |
| Water Service | Inspected |
| Instance | Boiler Room |
| Instance Condition | 3- Fair |
| Instance Quantity | 1 |
| Instance Quantity Uom | EACH |
| Deficiency | WATER MAIN:MISSING BACKFLOW PREVENTION DEVICE |
| Deficiency Location/Instance | Boiler Room |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | INSTALL |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Violations | No violations recorded |
| Domestic Hot Water System | Inspected |
| Domestic Hot Water Remote Storage Tank | Does not exist |
| Domestic Water Heat Exchanger | Does not exist |
| Electric Domestic Water Heater | Inspected |
| Condition | 2- Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Gas Fired Domestic Water Heater | Does not exist |
| Oil Fired Domestic Water Heater | Does not exist |
| Heat Pump Domestic Water Heater | Does not exist |
| Domestic Water Distribution Piping | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| DRAIN/WASTE/VENT AND STORM SYSTEM | Inspected |
| Interior Storm Piping | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Sewage/Waste/Vent Piping | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Sewage Ejector Pump | Does not exist |
| Sump Pump | Inspected |
| Condition | 2- Between Good and 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 | Does not exist |
| Student | Inspected |

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| Question | Response |
|---|------------------------------|
| FIXTURES | |
| Student | |
| Drinking Fountain | Inspected |
| Condition | 1- Good |
| Deficiency | No deficiencies recorded |
| Lavatory/Sink | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Locker Room Shower | Does not exist |
| Sink And Fountain Combo Unit | Does not exist |
| Toilet | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Urinal | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| GAS FIRED FURNACE | Does not exist |
| GAS SERVICE | Does not exist |
| HEATING | Inspected |
| Heating Coil In Ductwork | Does not exist |
| Hydronic Heating | Does not exist |
| Radiator/Convactor/Fin Tube | Inspected |
| Condition | 3- Fair |
| Deficiency | RADIATOR/CONVECTOR:DEFECTIVE |
| Deficiency Location/Instance | Room 115 |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Violations | No violations recorded |
| Steam Heating | Inspected |
| F&T/Steam Drip Trap | Inspected |
| Condition | 1- Good |
| Deficiency | No deficiencies recorded |
| MER Steam and Condensate Piping | Does not exist |
| Steam Condensate Return Piping | Inspected |
| Condition | 3- Fair |
| Deficiency | DEFECTIVE/LEAKS |
| Deficiency Location/Instance | Boiler Room - Pit |
| Deficiency Quantity | 10 |
| Quantity Uom | L.F. |
| Potential Action | REPLACE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Violations | No violations recorded |
| Steam Condensate Return Pumping System | Inspected |
| Condition | 1- Good |
| Deficiency | No deficiencies recorded |
| Steam Piping | Inspected |
| Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Terminal Unit Thermostatic Trap | Inspected |
| Condition | 1- Good |

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|--|--------------------------|
| HEATING | |
| Steam Heating | |
| Terminal Unit Thermostatic Trap | |
| Deficiency | No deficiencies recorded |
| Steam supplied by External Sources | Does not exist |
| Unit Heater/Cabinet Heater | Inspected |
| Condition | 2- Between Good and Fair |
| Deficiency | No deficiencies recorded |
| HEATING PLANT | |
| Instance on 1st Floor | Inspected |
| Is there a water meter on the boiler make-up water piping? | No |
| Burner Manufacturer | Carlin |
| Burner Model | N/A |
| Burner Type | Oil |
| Heating Plant Oil Number | 2 |
| Boiler Auxiliaries | |
| Instance on 1st Floor | Inspected |
| Boiler Auxiliary Piping | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 2- Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Boiler Emergency Stop Switch | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Boiler Feedwater System | |
| Instance on 1st Floor | Does not exist |
| Boiler Feedwater Treatment(Automatic) | |
| Instance on 1st Floor | Does not exist |
| Boiler Flue Exhaust | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 2- Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Boiler Make-up Water Backflow Preventer | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Boiler Room Steam And Condensate Piping | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Boiler Safety Valve | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Boiler System | |
| Instance on 1st Floor | Inspected |
| Coal-fired Boiler | |
| Instance on 1st Floor | Does not exist |
| Hot Water Boiler | |
| Instance on 1st Floor | Does not exist |
| Modular Boiler | |
| Instance on 1st Floor | Does not exist |
| Steam Boiler | |

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| HEATING PLANT | |
| Boiler System | |
| Steam Boiler | |
| Instance on 1st Floor | Inspected |
| Instance on 1st Floor | Inspected |
| Instance | Boiler Room |
| Instance Condition | 2- Between Good and Fair |
| Instance Quantity | 743 |
| Instance Quantity Uom | MBH NET |
| Cast Iron Boiler? | Yes |
| Manufacturer | Weil-McLain |
| EquipmentId | 7414-09 |
| Capacity/Size Quantity | 743 |
| Capacity/Size UOM | MBH Net |
| Source of Capacity/Size | Documented |
| Installation Year | 2009 |
| Source of Installation Year | Custodial Staff |
| Deficiency | No deficiencies recorded |
| Fuel System | |
| Instance on 1st Floor | Inspected |
| Boiler Fresh Air Louver/Damper | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 2- Between Good and Fair |
| Type | Fixed Louver |
| Deficiency | No deficiencies recorded |
| Burner/Burner Control Panel | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 2- Between Good and Fair |
| Deficiency | No deficiencies recorded |
| Fuel Oil Storage/Supply System | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Gas Trains And Vent At The Boiler | |
| Instance on 1st Floor | Does not exist |
| Enclosed IDF Room | |
| | Does not exist |
| KITCHEN | |
| Instance on 1st Floor | Inspected |
| CO Detector | |
| Instance on 1st Floor | Not required |
| Gas System | |
| Instance on 1st Floor | Does not exist |
| Grease Trap | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| Hood | |
| Instance on 1st Floor | Does not exist |
| Hood Exhaust Ductwork | |
| Instance on 1st Floor | Does not exist |
| Hood Exhaust Fan | |
| Instance on 1st Floor | Does not exist |
| Hood Fire Suppression System | |
| Instance on 1st Floor | Does not exist |
| Hot Water Temperature Booster | |

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|---|--------------------------|
| KITCHEN | |
| Hot Water Temperature Booster | |
| Instance on 1st Floor | Does not exist |
| Kitchen Sink | |
| Instance on 1st Floor | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| MDF Room | Inspected |
| Instance on Room inside Room 16 | Inspected |
| Dedicated A/C Equipment | |
| Instance on Room inside Room 16 | Inspected |
| Instance Condition | 3- Fair |
| Deficiency | No deficiencies recorded |
| SCIENCE DEMO ROOM | Does not exist |
| SCIENCE LAB | Does not exist |
| SCIENCE PREP ROOM | Does not exist |
| SPRINKLERS, STANDPIPE, FIRE SYSTEM | Does not exist |
| SWIMMING POOL | Does not exist |
| VENTILATION | Inspected |
| Is the building Mechanically ventilated? | Partial |
| Exhaust Fan | Inspected |
| Condition | 3- Fair |
| Approximate Total # of Fans | 1-25 |
| Deficiency | DEFECTIVE |
| Deficiency Location/Instance | Kitchen |
| Deficiency Quantity | 1 |
| Quantity Uom | EACH |
| Potential Action | MAINTENANCE |
| Urgency of Action | PRIORITY 3 |
| Purpose of Action | LEVEL 2 |
| Violations | No violations recorded |
| Heating And Ventilating Unit | Does not exist |
| Metal Ductwork | Inspected |
| Condition | 3- Fair |
| Are there any uninsulated ductwork by design in Mechanical rooms? | No |
| Are there chain operated dampers? | No |
| Deficiency | No deficiencies recorded |
| Supply Fan | Does not exist |
| Unit Ventilator | Does not exist |