

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

**Architectural Inspection**

**R831**

**Asset: P.S. 74 - STATEN ISLAND, 211 DANIEL LOW TERRACE, STATEN ISLAND, NY, 10301**

Inspection Id	Inspection Type	Time In	Last Edited
4303	ARCHITECTURAL - ASSOCIATE	2024-03-27 02:56PM	2024-06-21 01:32PM
4357	ARCHITECTURAL - SENIOR	2024-03-28 07:38AM	2024-04-29 08:43AM

**Asset Data**

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Penthouse roof, roof barrier, chimney (no ladder); areaways (sidewalk shed and fencing)
Principal(s) Information	
Principal Name	Keena Flournoy-White
Principal Organization	P.S. 74 - Staten Island
Meeting with Principal?	No
Principal Feedback	The Principal returned the questionnaire with the following comments: 1) The adult bathrooms on the first floor need to be upgraded. 2) The wooden railing in the main office should be removed. 3) There is a hole in the wall above the secretary's desk that needs to be patched. 4) There are at the minimum 55 tiles in Room 101 that need to be replaced. 5) The doors for 101A, 1010B, 113, 301A and 301B are damaged. 6) All the student toilet rooms need to have the plumbing fixtures upgraded. 7) We need motion sensor lights in the supply closets. 8) Our building is not handicap accessible. 9) There is a need for a small gate with a latch that fits the hallway in Room 101 to separate the main office from the administrative offices.
Custodian	Mark Taubman
Was the Custodian Present?	No
Fireman	Justin Settanni
Was the Fireman Present?	Yes
Building Square Footage	25,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	3+B+PH
Comments on the Year Built	1897
Student Population	273
Staff Population	75
Comments on the Number of Classrooms	19
Weather	Heavy Rain
Facade Photo	



Daniel Low Terrace - North View

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Main Entrance Photo



Facade A - Daniel Low Terrace

Roof Photo



Roof 1 - North 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: Basement waterproofing injections

Years: 2024

Systems: Limited leak repairs and mitigation; the adjacent Gymnasium (separate asset) completed

Years: 2022

Systems: Limited leak repairs and mitigation

Years: 2022

Systems: Waterproofing at Vestibules Exit 2 and Exit 4

Years: 2021

Systems: Schoolyard asphalt, Playground

Years: 2020

Systems: Ash Hoist Door sealed in the Gas Meter Room

Years: 2015

Systems: Exterior Wall repairs

Years: 2014

Systems: Exterior Modernization, Parapet, Roofing replacement, Exterior Wall repointing, Exterior Doors replacement (partial)

Years: 2007

Systems: Windows/Guards replacement

Years: 1996

Systems: Windows/Guards replacement

Years: 1996


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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
Yes	Potential Falling Debris	West facing wall of penthouse has deteriorated stucco falling onto roof with the potential to fall into play yard below	Exterior Walls	Penthouse	Justin Settanni	Fireman	

**Structural Engineer Required**

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

**Programmatic Accessibility**

Programmatic Accessibility Status Question	Response
Is the Primary or secondary entrance on an accessible route?	No

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

**Exterior Routes**

Exterior Entrances & Exits	Complies
Exterior Entrances & Exits	Yes
Exterior H/C Lifts	No
Exterior Ramps and Railings	No

**Interior Routes**

Corridor and Lobby H/C Lifts	Complies
Corridor and Lobby H/C Lifts	No
Interior Corridor Doors And Hardware	No
Interior Corridors & Lobbies	No
Interior Elevators	No
Interior Lobby Doors And Hardware	Yes
Interior Ramps	No

**Rooms & Spaces**

Art Rooms	Complies
Art Rooms	No
Auditorium	No
Cafeteria	
1st Floor	Yes

CHANGE IN ELEVATION  
NOT ON ACCESSIBLE ROUTE

Classrooms	Complies
Classrooms	No
None On Accessible Route	Yes

NOT ON ACCESSIBLE ROUTE

Computer Rooms	No
Gymnasium	No
Library	No
Main Office	

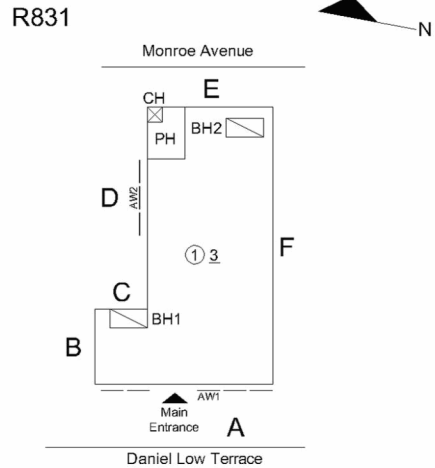
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Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
Room 101A	Yes	No		NOT ON ACCESSIBLE ROUTE		
<b>Multi-purpose Room</b>	No					
<b>Nurse's Office</b>						
Room 116	Yes	No		NOT ON ACCESSIBLE ROUTE		
<b>Pool</b>	No					
<b>Science Lab</b>	No					
<b>Toilet Rooms (boys)</b>						
None On Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		
<b>Toilet Rooms (girls)</b>						
None On Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		
<b>Toilet Rooms (staff)</b>						
None On Accessible Route	Yes	No		NOT ON ACCESSIBLE ROUTE		

**Building Template**



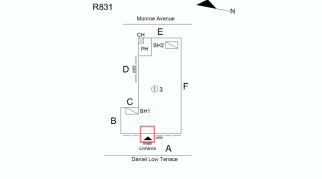

**Inspection**

Question	Response
<b>Architectural</b>	
<b>EXTERIOR</b>	Inspected
<b>AREAWAY</b>	Inspected
Instance on AW1-AW2	Inaccessible
Instance Quantity	2
Instance Quantity Uom	EACH
<b>AWNINGS AND CANOPIES</b>	Does not exist

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Question	Response
<b>EXTERIOR</b>	
<b>CHIMNEY</b>	Inspected
Material Type(s)	Masonry
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>COPING</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>CORNICE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>DOORS</b>	Inspected
<b>DOORS AND FRAMES</b>	Inspected
Condition	3- Fair
Deficiency	METAL:DETERIORATED DOOR - MINOR DETERIORATION
Deficiency Location/Instance	
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit 1 (misaligned)
Violations	No photo recorded No violations recorded
<b>DOOR HARDWARE</b>	Inspected
Condition	2- Between Good and 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)	Masonry
Replacement Quantity	11,000
Replacement Uom	S.F.
Instance on All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	11,000
Instance Quantity Uom	S.F.

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**Question**

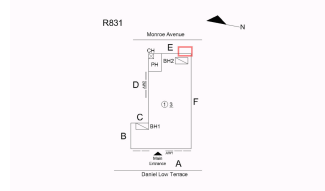
**Response**

**EXTERIOR**

**EXTERIOR WALLS**

Deficiency  
Roof Plan Reference

**BRICK: WATER INFILTRATION IN INSTRUCTIONAL SPACE**



Elevation



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

Facade E  
150  
S.F.  
REPAIR  
PRIORITY 5  
LEVEL 2



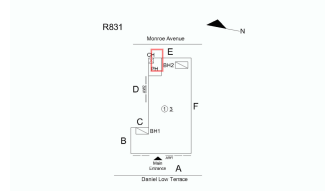
Deficiency Photo 2  
Violations

Stair B/2 shown, also Stairs B/1 and B/3  
No photo recorded  
No violations recorded

**Deficiency**

**BRICK: WATER INFILTRATION IN NON-INSTRUCTIONAL SPACE**

Roof Plan Reference



Elevation



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

Facade E  
50  
S.F.  
REPAIR  
PRIORITY 5  
LEVEL 2

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Question	Response
<b>EXTERIOR</b>	
<b>EXTERIOR WALLS</b>	
Deficiency Photo 1	
Deficiency Photo 2	IDF Room 212
Violations	No photo recorded No violations recorded
<b>EXTERIOR SOFFITS</b>	Does not exist
<b>LOADING DOCK</b>	Does not exist
<b>LOUVER</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>PARAPETS</b>	Inspected
Material Type(s)	Masonry
Replacement Quantity	2,000
Replacement Uom	C.F.
Instance on All Facades	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	2,000
Instance Quantity Uom	CF
Deficiency	No deficiencies recorded
<b>PLAZA DECK</b>	Does not exist
<b>ROOF</b>	Inspected
<b>ROOFING</b>	Inspected
<b>ROOF HATCH/SMOKE HATCH</b>	Does not exist
<b>LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>ROOF BARRIER/FENCE</b>	Inaccessible
<b>ROOF CAGE</b>	Does not exist
<b>ROOFING</b>	Inspected
Replacement Quantity	9,000
Replacement Uom	S.F.
Instance on Built-Up:All Roofs	Inspected
Instance Roof Photo	
Instance Condition	Roof 1 3- Fair
Instance Quantity	9,000
Instance Quantity Uom	S.F.
Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?	No
Does this Roof Instance have a Sustainable Roof System?	No

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Question	Response
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**EXTERIOR**

**ROOF**

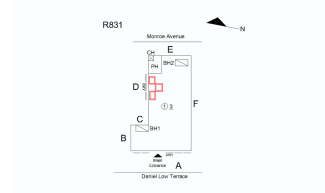
**ROOFING**


**ROOFING**

Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	2007
Source of Installation Year	Documented

Deficiency	BUILT-UP:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
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Deficiency Location/Instance



Deficiency Quantity	150
Quantity Uom	S.F.
Potential Action	REPLACE ROOFING WITHOUT MAJOR EQUIPMENT REMOVAL
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	



3rd Floor Woman's Toilet shown, also 3rd Floor Girls Toilet and 3rd Floor Office between toilet rooms

Deficiency Photo 2	No photo recorded
Violations	No violations recorded

**ROOFING DRAINS**

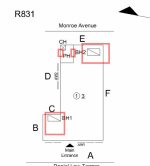
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded

**SPECIALTIES**

**BULKHEAD/PENTHOUSE**

Condition	Inspected
Deficiency	4- Between Fair and Poor
Deficiency	BULKHEAD/PENTHOUSE WALLS/EXTERIOR: WATER INFILTRATION

Deficiency Location/Instance





Deficiency Quantity	250
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2



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Question	Response
<b>EXTERIOR</b>	
<b>ROOF</b>	
<b>SPECIALTIES</b>	
<b>BULKHEAD/PENTHOUSE</b>	
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2 shown, also Bulkhead BH1 and Penthouse PH
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	<b>BULKHEAD/PENTHOUSE WINDOWS:DAMAGED, DETERIORATED WINDOWS</b>
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2
Violations	No photo recorded
	No violations recorded
<b>CUPOLA/ SPIRES/ TOWERS</b>	Does not exist
<b>DORMER</b>	Does not exist
<b>DUNNAGE STEEL</b>	Does not exist
<b>SKYLIGHT/ROOF VENT</b>	Does not exist
<b>ROOF/GRAVITY TANK</b>	Does not exist
<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	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
<b>EXTERIOR</b>	
<b>WINDOWS</b>	Inspected
Replacement Quantity	6,000
Replacement Uom	S.F.
<b>EXTERIOR GUARDS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LINTELS</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>WINDOWS</b>	Inspected
Material Type(s)	Aluminum
Instance on Aluminum - Double Hung:All Facades	Inspected
Instance Condition	5- Poor
Instance Quantity	6,000
Instance Quantity Uom	S.F.
Installation Year	1996
Source of Installation Year	Documented
Are these windows insulated?	No
Deficiency	ALUMINUM - DOUBLE HUNG:DETERIORATED
Roof Plan Reference	
Elevation	
Elevation Reference	Facades A, D, E, F
Deficiency Quantity	1,900
Quantity Uom	S.F.
Potential Action	REPLACE WINDOW
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Stair B/3
Violations	No photo recorded No violations 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

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Question	Response
<b>INTERIOR</b>	
<b>STRUCTURAL</b>	
<b>COLUMNS/BEAMS/BEARING WALLS</b>	
Deficiency	STEEL COLUMNS/BEAMS:DETERIORATED CONCRETE FIREPROOFING
Deficiency Location/Instance	Basement
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Boiler Room
Violations	No photo recorded No violations recorded
<b>FLOOR STRUCTURE</b>	Inspected
Condition	3- Fair
Deficiency	CONCRETE:CRACKS/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Basement
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Gas Meter Room
Violations	No photo recorded No violations recorded
<b>FOUNDATION WALLS</b>	Inspected
Material Type(s)	Concrete, Masonry
Condition	4- Between Fair and Poor
Deficiency	CONCRETE:WATER INFILTRATION IN NON-INSTRUCTIONAL SPACE
Deficiency Location/Instance	Basement
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 5

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Question	Response
<b>INTERIOR</b>	
<b>STRUCTURAL</b>	
<b>FOUNDATION WALLS</b>	
Deficiency Photo 1	
Deficiency Photo 2	Boiler Room (near damper)
Violations	No photo recorded No violations recorded
<b>ROOF STRUCTURE</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>VAULTS-BUNKERS</b>	Inspected
<b>Foundation Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Slab Structure</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Vault/Ash Hoist Doors and Framing</b>	Does not exist
<b>AUDITORIUM</b>	Does not exist
<b>CAFETERIA</b>	Inspected
Instance on 1st Floor	Inspected
<b>Ceiling</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Near Windows
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Windows
Violations	No photo recorded No violations recorded
Deficiency	ACOUSTIC TILES:DAMAGED/MISSING
Deficiency Location/Instance	Near Windows
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Ceiling</b>	
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Windows
Violations	No photo recorded No violations recorded
<b>Door(s)</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	WOOD: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 Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded No violations recorded
<b>Fixed Equipment</b>	
Instance on 1st Floor	Does not exist
<b>Floor Finish</b>	
Instance on 1st Floor	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near Entrance , center, Near Windows
Deficiency Quantity	350
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>INTERIOR</b>	
<b>CAFETERIA</b>	
<b>Floor Finish</b>	
Deficiency Photo 1	
Deficiency Photo 2	Center
Violations	No photo recorded No violations recorded
<b>Sliding-folding Partition</b>	
Instance on 1st Floor	Does not exist
<b>Stage</b>	
Instance on 1st Floor	Does not exist
<b>Walls</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Window Curtains/Shades/Blinds</b>	
Instance on 1st Floor	Does not exist
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Ceiling</b>	
Condition	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Main Entrance Vestibule
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance Vestibule
Violations	No photo recorded No violations recorded
<b>Door(s)</b>	
Condition	Inspected
Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Rooms 101, 204, 206
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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<b>INTERIOR</b>	
<b>CLASSROOMS/CORRIDORS/ADMIN SPACES</b>	
<b>Door(s)</b>	
Deficiency Photo 1	
Deficiency Photo 2	Room 204
Violations	No photo recorded No violations recorded
<b>Floor Finish</b>	Inspected
Condition	4- Between Fair and Poor
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Main Entrance Lobby , Main Entrance Vestibule , Corridor near Room 101, 210, 305 and others
Deficiency Quantity	1,300
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance Lobby
Violations	No photo recorded No violations recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies 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 1st Floor	Inspected
<b>Ceiling</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Door(s)</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair

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<b>INTERIOR</b>	
<b>KITCHEN</b>	
<b>Door(s)</b>	
Deficiency	WOOD: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 Photo 1	
Deficiency Photo 2	Main Entrance
Violations	No photo recorded
	No violations recorded
<b>Floor Finish</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Walls</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>LIBRARY</b>	Does not exist
<b>LOCKER ROOM</b>	Does not exist
<b>MULTI-PURPOSE ROOM</b>	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>	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>Partition</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	GLASS PANEL:DAMAGED/DETERIORATED
Deficiency Location/Instance	Stair B/1
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2



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Question	Response
<b>INTERIOR</b>	
<b>STAIRS/RAMPS: INTERIOR</b>	
<b>Partition</b>	
Deficiency Photo 1	
Deficiency Photo 2	Stair B/1
Violations	No photo recorded No violations recorded
<b>Railings</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Stairs and Landings</b>	Inspected
Condition	5- Poor
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Stair B/1, C/1 Exit Vestibule 3
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Stair C/1 Exit Vestibule 3
Violations	No photo recorded No violations recorded
Deficiency	STONE:BROKEN/MISSING
Deficiency Location/Instance	Main Entrance Vestibule
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance Vestibule
Violations	No photo recorded No violations recorded

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Question	Response
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**INTERIOR**

**STAIRS/RAMPS: INTERIOR**

**Stairs and Landings**

Deficiency	ROLLED ASPHALT:CRACKS
Deficiency Location/Instance	Stair B/Basement,1
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	



Deficiency Photo 2	No photo recorded
Violations	No violations recorded

**Walls**

Condition	Inspected
	2- Between Good and Fair

Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Stair B/1,2,3
Deficiency Quantity	75
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	



Deficiency Photo 2	No photo recorded
Violations	No violations recorded



Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Stair B/3, C/1 Exit Vestibule 3
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	



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Question	Response
<b>INTERIOR</b>	
<b>STAIRS/RAMPS: INTERIOR</b>	
<b>Walls</b>	
Deficiency Photo 2	Stair B/3
Violations	No photo recorded No violations recorded
<b>TOILET ROOMS - STAFF</b>	
<b>Ceiling</b>	Inspected
Condition	4- Between Fair and Poor
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	3rd Floor - Woman
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	3rd Floor - Woman
Violations	No photo recorded No violations 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	1st Floor - Women
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	1st Floor - Women
Violations	No photo recorded No violations recorded
<b>Stalls</b>	Inspected
Condition	5- Poor
Deficiency	RUST - MAJOR
Deficiency Location/Instance	1st Floor - Man, Women
Deficiency Quantity	2

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Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STAFF</b>	
<b>Stalls</b>	
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	1st Floor - Man
Violations	No photo recorded No violations recorded
<b>Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>TOILET ROOMS - STUDENTS</b>	Inspected
<b>Ceiling</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	3rd Floor - Girls
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	3rd Floor - Girls
Violations	No photo recorded No violations recorded
<b>Door(s)</b>	Inspected
Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	2nd Floor - Boys, 3rd Floor - Boys, Girls, Room 214A
Deficiency Quantity	4
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STUDENTS</b>	
<b>Door(s)</b>	
Deficiency Photo 1	
Deficiency Photo 2	3rd Floor - Boys
Violations	No photo recorded No violations recorded
<b>Floor Finish</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	CERAMIC TILE:BROKEN/MISSING TILES
Deficiency Location/Instance	2nd Floor - Boys, 3rd Floor - Boys
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	3rd Floor - Boys
Violations	No photo recorded No violations recorded
<b>Stalls</b>	Inspected
Condition	5- Poor
Deficiency	RUST - MAJOR
Deficiency Location/Instance	1st Floor - Girls
Deficiency Quantity	3
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	1st Floor - Girls
Violations	No photo recorded No violations recorded
<b>Walls</b>	Inspected

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Question	Response
<b>INTERIOR</b>	
<b>TOILET ROOMS - STUDENTS</b>	
<b>Walls</b>	
Condition	2- Between Good and Fair
Deficiency	CERAMIC TILE:BROKEN/ MISSING
Deficiency Location/Instance	1st Floor - Girls, Room 214C
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	No photo recorded
Violations	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>	Inspected
<b>Catch Basins/Manhole - Surrounded by Asphalt</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Culverts - Asphalt Covering</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	2- Between Good and Fair
Deficiency	WROUGHT IRON:DAMAGED/DETERIORATED
Deficiency Location/Instance	Monroe Avenue
Deficiency Quantity	30
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>SITE</b>	
<b>FENCES</b>	
Deficiency Photo 1	
Deficiency Photo 2	Monroe Avenue
Violations	No photo recorded No violations recorded
<b>IRRIGATION SYSTEM</b>	Does not exist
<b>PAVING</b>	Inspected
<b>Student Non-Use</b>	Inspected
Gravel Exists?	No
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	3- Fair
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	Monroe Avenue
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Monroe Avenue
Violations	No photo recorded No violations recorded
<b>Pavers</b>	Does not exist
<b>Student Use</b>	Inspected
Gravel Exists?	No
<b>Asphalt</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	CRACKS - MAJOR
Deficiency Location/Instance	Schoolyard
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>Student Use</b>	
<b>Asphalt</b>	
Deficiency Photo 1	
Deficiency Photo 2	Schoolyard
Violations	No photo recorded No violations recorded
<b>Concrete</b>	Does not exist
<b>Pavers</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	CRACKS - MAJOR
Deficiency Location/Instance	Monroe Avenue
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Monroe Avenue
Violations	No photo recorded No violations recorded
<b>Pavers</b>	Does not exist
<b>DOT Sidewalk</b>	Inspected
<b>Asphalt</b>	Does not exist
<b>Concrete</b>	Inspected
Condition	3- Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Daniel Low Terrace
Deficiency Quantity	75
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2



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Question	Response
<b>SITE</b>	
<b>PAVING</b>	
<b>DOT Sidewalk</b>	
<b>Concrete</b>	
Deficiency Photo 1	
Deficiency Photo 2	Daniel Low Terrace
Violations	No photo recorded No violations recorded
<b>Pavers</b>	Does not exist
<b>PLAYGROUNDS</b>	Inspected
Instance on Schoolyard	Inspected
<b>Benches</b>	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Fence</b>	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Pavement</b>	
Instance on Schoolyard	Does not exist
<b>Play Equipment</b>	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Safety Surfacing</b>	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
<b>Unpaved Area</b>	
Instance on Schoolyard	Does not exist
<b>PLAYING SURFACE</b>	Does not exist
<b>RETAINING WALLS</b>	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	Schoolyard
Deficiency Quantity	50
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
<b>SITE</b>	
<b>RETAINING WALLS</b>	
Deficiency Photo 1	
Deficiency Photo 2	Schoolyard
Violations	No photo recorded 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>Site Cheek/flank Walls</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	Monroe Avenue
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Monroe Avenue
Violations	No photo recorded No violations recorded
<b>Railings</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

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Does the SCA expect asset to have artwork?

No