

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

**Electrical Inspection**

**X028**

Asset: P.S. 28 - BRONX, 1861 ANTHONY AVENUE, BRONX, NY, 10457

Inspection Id	Inspection Type	Time In	Last Edited
158	ELECTRICAL	2023-10-12 08:21AM	2023-11-07 08:30AM


**Asset Data**

Question	Answer
Have any Systems/Major Building Components been upgraded?	Systems: Fire Alarm System (Printer) Years: 2022 Systems: Exit Light, Exit/Emergency Light, Basement- Health Clinic (LED Lighting, Partial Emergency Lights - Battery Pack) Years: 2020 Systems: Partial Molded Case Circuit Breaker Panel Board Years: 2019, 2017, 2011, 2000, 1990 Systems: Security Lights, LAN (MDF only), Fused Disconnect Distribution Panel for AC Years: 2019 Systems: Fire Alarm System, Local Sound Systems, Public Address System Years: 2017 Systems: Telephone System, LAN (IDF only) Years: 2009 Systems: Interior Fluorescent Lighting, Most Retrofitted Fluorescent Surface Lighting Years: 2004 Systems: Motor Starters Years: 2001 Systems: Emergency Light/ Exit Light Panel Years: 1992 Systems: Intrusion Alarm System Years: 1990
Type of Service	Below Ground
Does Interactive Whiteboard (IWB) Exist?	Yes
Water Penetration In Electrical Room?	Yes

**DEDICATED INTERCOMS IN FIRE RESCUE AREAS**

Question	Response
Are there any Life Rescue Assistance Areas, Fire Rescue Areas, and/or Holding Rooms in your building?	No

**Priority Condition**

Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Photo Image
Yes	Water Penetration in Electrical Room	Water penetration through foundation wall.	Electrical Equipment	Basement - Electrical Cage Enclosure	Samba Sissiko	Custodian	
Yes	Emergency Lighting - Not Operational	Emergency Lights are out of order.	Emergency Lighting	Throughout the Building	Samba Sissiko	Custodian	No Photo Taken

**Inspection**

Question	Response
<b>Electrical</b>	
ATHLETIC FIELD	Does not exist
AUDITORIUM	Inspected
Instance on 2nd Floor	Inspected
<b>House Lighting</b>	
Instance on 2nd Floor	Inspected

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Question	Response
<b>AUDITORIUM</b>	
<b>House Lighting</b>	
Does a Chandelier Exist?	No
<b>Lighting Fixture - Fluorescent</b>	
Instance on 2nd Floor	Inspected
<b>Pendant Mounted</b>	
Instance on 2nd Floor	Inspected
Instance Condition	3- Fair
Deficiency	LIGHTING FIXTURE BALLAST DEFECTIVE
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	REPLACE BALLAST
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Surface Mounted</b>	
Instance on 2nd Floor	Does not exist
<b>Recessed Mounted</b>	
Instance on 2nd Floor	Does not exist
<b>Lighting Fixture - HID</b>	
Instance on 2nd Floor	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 2nd Floor	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on 2nd Floor	Does not exist
<b>Local Sound System</b>	
Instance on 2nd Floor	Inspected
Instance Condition	2- Between Good and Fair
Installation Year	2017
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
<b>Projection System</b>	
Instance on 2nd Floor	Inspected
Instance Condition	5- Poor
Is the projector on a cart or installed on the ceiling?	Ceiling
Deficiency	VIDEO PROJECTOR IS NOT OPERATIONAL
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Theater Lighting System</b>	
Instance on 2nd Floor	Inspected
<b>Dimming System</b>	
Instance on 2nd Floor	Does not exist
<b>Theater Lighting</b>	
Instance on 2nd Floor	Inspected
Instance Condition	3- Fair
Deficiency	LIGHTING FIXTURE BEYOND USEFUL LIFE
Deficiency Quantity	5
Quantity Uom	EACH
Potential Action	REPLACE-UPGRADE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2

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Question	Response
<b>AUDITORIUM</b>	
<b>Theater Lighting System</b>	
<b>Theater Lighting</b>	
Violations	No violations recorded
<b>CAFETERIA</b>	
Instance on 1st Floor	Inspected
<b>Lighting</b>	
Instance on 1st Floor	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on 1st Floor	Inspected
<b>Pendant Mounted</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Recessed Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - HID</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on 1st Floor	Does not exist
<b>Local Sound System</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Installation Year	2017
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
<b>Projection System</b>	
Instance on 1st Floor	Does not exist
<b>Theater Lighting System</b>	
Instance on 1st Floor	Does not exist
<b>CLASSROOM/CORRIDOR/ADMINISTRATIVE SPACE</b>	
<b>Lighting</b>	Inspected
Does a Chandelier Exist?	No
<b>Lighting Fixture - Fluorescent</b>	
<b>Pendant Mounted</b>	
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Lighting Fixture - HID</b>	
<b>Lighting Fixture - Incandescent</b>	
<b>Lighting Fixture - LED</b>	
<b>Pendant Mounted</b>	
<b>Surface Mounted</b>	
Condition	1- Good
Deficiency	No deficiencies recorded

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<b>CLASSROOM/CORRIDOR/ADMINISTRATIVE SPACE</b>	
<b>Lighting</b>	
<b>Lighting Fixture - LED</b>	
<b>Recessed Mounted</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>COMPUTER LAB</b>	Inspected
Instance on Room 312	Inspected
Power Panel?	Yes
<b>Lighting</b>	
Instance on Room 312	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on Room 312	Inspected
<b>Pendant Mounted</b>	
Instance on Room 312	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Instance on Room 312	Does not exist
<b>Recessed Mounted</b>	
Instance on Room 312	Does not exist
<b>Lighting Fixture - HID</b>	
Instance on Room 312	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Room 312	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on Room 312	Does not exist
<b>Raceway With Receptacles</b>	
Instance on Room 312	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>GYMNASIUM</b>	Does not exist
<b>KITCHEN</b>	Inspected
Instance on 1st Floor	Inspected
<b>Lighting</b>	
Instance on 1st Floor	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on 1st Floor	Inspected
<b>Pendant Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Surface Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Recessed Mounted</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Lighting Fixture - HID</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on 1st Floor	Does not exist
<b>LIBRARY</b>	Inspected

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Question	Response
<b>LIBRARY</b>	
Instance on Room 305	Inspected
<b>Lighting</b>	
Instance on Room 305	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on Room 305	Inspected
<b>Pendant Mounted</b>	
Instance on Room 305	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	
Instance on Room 305	Does not exist
<b>Recessed Mounted</b>	
Instance on Room 305	Does not exist
<b>Lighting Fixture - HID</b>	
Instance on Room 305	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on Room 305	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on Room 305	Does not exist
<b>Raceway With Receptacles</b>	
Instance on Room 305	Does not exist
<b>Projection System</b>	
Instance on Room 305	Does not exist
<b>LOCKER ROOM</b>	Does not exist
<b>MULTIPURPOSE ROOM</b>	Inspected
Instance on 1st Floor	Inspected
<b>Lighting</b>	
Instance on 1st Floor	Inspected
<b>Lighting Fixture - Fluorescent</b>	
Instance on 1st Floor	Inspected
<b>Pendant Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Surface Mounted</b>	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - HID</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - Incandescent</b>	
Instance on 1st Floor	Does not exist
<b>Lighting Fixture - LED</b>	
Instance on 1st Floor	Does not exist
<b>Local Sound System</b>	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Installation Year	2017
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
<b>Projection System</b>	
Instance on 1st Floor	Does not exist
<b>Theater Lighting System</b>	

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<b>Question</b>	<b>Response</b>
<b>MULTIPURPOSE ROOM</b>	
<b>Theater Lighting System</b>	
Instance on 1st Floor	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>SWIMMING POOL</b>	Does not exist
<b>TOILET ROOM - STAFF</b>	Inspected
<b>Lighting</b>	Inspected
<b>Lighting Fixture - Fluorescent</b>	Inspected
<b>Pendant Mounted</b>	Does not exist
<b>Surface Mounted</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	Does not exist
<b>Lighting Fixture - HID</b>	Does not exist
<b>Lighting Fixture - Incandescent</b>	Does not exist
<b>Lighting Fixture - LED</b>	Does not exist
<b>TOILET ROOM - STUDENT</b>	Inspected
<b>Lighting</b>	Inspected
<b>Lighting Fixture - Fluorescent</b>	Inspected
<b>Pendant Mounted</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Surface Mounted</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Recessed Mounted</b>	Does not exist
<b>Lighting Fixture - HID</b>	Does not exist
<b>Lighting Fixture - Incandescent</b>	Does not exist
<b>Lighting Fixture - LED</b>	Inspected
<b>Pendant Mounted</b>	Does not exist
<b>Surface Mounted</b>	Does not exist
<b>Recessed Mounted</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>AUXILIARY SIGNAL/BELL SYSTEM</b>	Inspected
Condition	5- Poor
Deficiency	BELL TRANSFORMER PANEL NOT OPERATIONAL
Deficiency Location/Instance	Basement - Mechanical Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE PANEL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>EMERGENCY DC STANDBY BATTERY POWER</b>	Does not exist
<b>EMERGENCY GENERATOR SET</b>	Does not exist
<b>EMERGENCY LIGHT/EXIT LIGHT PANEL</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>EMERGENCY LIGHTING</b>	Inspected
<b>Battery Pack</b>	Inspected

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Question	Response
<b>EMERGENCY LIGHTING</b>	
<b>Battery Pack</b>	
Condition	4- Between Fair and Poor
Deficiency	FIXTURE NOT OPERATIONAL
Deficiency Location/Instance	Throughout the Building
Deficiency Quantity	25
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
<b>Non Battery Pack</b>	
Condition	Inspected
Deficiency	No deficiencies recorded
<b>EXIT LIGHT</b>	
<b>Battery Pack</b>	
Condition	Inspected
Deficiency	1- Good
Deficiency	FIXTURE LAMP NOT OPERATIONAL
Deficiency Location/Instance	Multipurpose Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Non Battery Pack</b>	
Condition	Does not exist
<b>EXIT/EMERGENCY LIGHT</b>	
Condition	Inspected
Deficiency	1- Good
Deficiency	No deficiencies recorded
<b>FIRE ALARM SYSTEM</b>	
<b>Bell/Horn</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Strobe</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Manual Pull Station</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Fan Shutdown Control</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Duct Smoke Detector</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Area Smoke Detector</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>CO Detector</b>	
Condition	Does not exist
<b>Heat Detector</b>	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Elevator Recall</b>	
Condition	Does not exist
<b>Magnetic Door Holder/Contactor</b>	
Condition	Does not exist
<b>Fused Cutout Panel</b>	
Condition	Inspected

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<b>Question</b>	<b>Response</b>
<b>FIRE ALARM SYSTEM</b>	
<b>Fused Cutout Panel</b>	
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Fire Alarm Digital Communicator</b>	Does not exist
<b>Main Panel</b>	Inspected
<b>Bell At Panel</b>	Does not exist
<b>Fire Alarm Control Panel (Electronic)</b>	Inspected
Instance	Basement by Exit 1
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Edwards System Technology
Model	EST3X
EquipmentId	Fire Alarm Control Panel
Installation Year	2017
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
<b>Fire Alarm Control Panel (Standard)</b>	Does not exist
<b>Sub-Panel</b>	Does not exist
<b>Remote Annunciator</b>	Inspected
<b>Display Monitor</b>	Does not exist
<b>Panel</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Printer</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Punch Register</b>	Does not exist
<b>Sprinkler Flow/Air Pressure Switch</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>Tamper Flow Switch/Chain</b>	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
<b>GROUNDING SYSTEM</b>	
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>INTERCOM SYSTEM</b>	
Condition	Does not exist
<b>LAN</b>	
Condition	Inspected
<b>Local Distribution Frame (I/LDF)</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Main Equipment Rack (MDF)</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>LIGHTNING PROTECTION</b>	
Condition	Does not exist
<b>MOTOR CONTROLLER</b>	
Condition	Inspected
<b>MOTOR CONTROL CENTER</b>	
Condition	Does not exist
<b>MOTOR STARTER/CONTACTOR</b>	
Condition	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Variable Frequency Drive</b>	Does not exist
<b>PANEL BOARD</b>	
Condition	Inspected



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Question	Response
<b>PANEL BOARD</b>	
<b>Fused Disconnect Switch Type</b>	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
<b>Fused Knife Switch Type</b>	Does not exist
<b>Fused Toggle Switch Type</b>	Inspected
Condition	3- Fair
Deficiency	PANEL BOARD BEYOND USEFUL LIFE
Deficiency Location/Instance	Basement - Mechanical Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE-UPGRADE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Molded Case Circuit Breaker Type</b>	Inspected
Condition	3- Fair
Deficiency	PANEL BOARD BEYOND USEFUL LIFE
Deficiency Location/Instance	Throughout the Building
Deficiency Quantity	14
Quantity Uom	EACH
Potential Action	REPLACE-UPGRADE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>PUBLIC ADDRESS SYSTEM</b>	Inspected
Instance	General Office - Room 205
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Model	Rauland TC2105
Installation Year	2017
Source of Installation Year	Documented
Deficiency	CLOCK NOT OPERATIONAL
Deficiency Location/Instance	Basement
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>SECURITY</b>	Inspected
<b>IPDVS/CCTV System</b>	Does not exist
<b>Intrusion Alarm System</b>	Inspected
<b>Central Control Panel</b>	Inspected
Instance	Custodian's Office
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Model	Vista - 50P
Installation Year	1990
Source of Installation Year	Documented
Deficiency	BEYOND USEFUL LIFE
Deficiency Location/Instance	Custodian's Office
Deficiency Quantity	1
Quantity Uom	EACH

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Question	Response
<b>SECURITY</b>	
<b>Intrusion Alarm System</b>	
<b>Central Control Panel</b>	
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 3
Violations	No violations recorded
<b>Infrared Sensor</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Panic Switch</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Remote Annunciator</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Siren/Strobe</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Lighting - Security</b>	Inaccessible
<b>SERVICE SWITCH</b>	
Instance	Basement - Electrical Cage Enclosure
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	BK Electrical Products, Inc
EquipmentId	Main
Capacity/Size Quantity	1200
Capacity/Size UOM	Amps
Source of Capacity/Size	Nameplate
Installation Year	1968
Source of Installation Year	Documented
Deficiency	BEYOND USEFUL LIFE
Deficiency Location/Instance	Basement - Electrical Cage Enclosure
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>SWITCHBOARD</b>	
Number of Spares	0
<b>Fused Disconnect Switch Type</b>	
Instance	Basement - Electrical Cage Enclosure
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	BK Electrical Products, Inc
EquipmentId	N/A
Capacity/Size Quantity	1200
Capacity/Size UOM	Amps Total
Capacity/Size 2 Quantity	2
Capacity/Size 2 UOM	Section(s)
Source of Capacity/Size	Nameplate
Installation Year	1968

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Question	Response
<b>SWITCHBOARD</b>	
<b>Fused Disconnect Switch Type</b>	
Source of Installation Year	Documented
Deficiency	BEYOND USEFUL LIFE
Deficiency Location/Instance	Basement - Electrical Cage Enclosure
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Violations	No violations recorded
<b>Fused Knife Switch Type</b>	Does not exist
<b>Molded Case Circuit Breaker Type</b>	Does not exist
<b>TELEPHONE SYSTEM</b>	Inspected
<b>PBX/Intercom</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>Standard</b>	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
<b>TRANSFORMER</b>	Does not exist