

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

Mechanical Inspection

X362

Asset: I.S./H.S. 362 - BRONX, 921 EAST 228 STREET, BRONX, NY, 10466

Inspection Id	Inspection Type	Time In	Last Edited
1261	MECHANICAL	2023-11-24 09:53AM	2023-12-29 10:04AM

Asset Data

Question	Answer
Have any Systems/Major Building Components been upgraded?	Systems: CO/Gas Leak Detection: Sensors Years: 2021 Systems: Kitchen - Hood Exhaust Fan Years: 2018
Are there fuel tanks?	Yes
Total # of above ground tanks	1
Total capacity of all above ground tanks in gal.	275
Total # of below ground tanks	0
Total capacity of all below ground tanks in gal.	0
Total # of water main service entries to the asset	3
MERs/Fan Rooms Locations	Fire Pump Room 116B
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
Yes	Other	Defective	Science Lab - Eye Wash	Room 339	Frank Atkins	Fireman	No Photo Taken

Inspection

Question	Response
Mechanical	
AIR CONDITIONING	Inspected
Chilled Water System	Does not exist
Condenser Water Distribution: Piping, Pumps and Auxiliaries	Does not exist
Cooling Coil in Ductwork	Does not exist
Cooling Tower	Does not exist
DX Split System	Inspected
Indoor Unit	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Outdoor Unit	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Dry Cooler	Does not exist
Packaged / Rooftop Unit	Inspected
Instance	Lower Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-1
Capacity/Size Quantity	46
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded

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Question	Response
AIR CONDITIONING	
Packaged / Rooftop Unit	
Instance	Lower Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-2
Capacity/Size Quantity	48
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Lower Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	RTU-10
Capacity/Size Quantity	4
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-3
Capacity/Size Quantity	42
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-4
Capacity/Size Quantity	27
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas

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AIR CONDITIONING	
Packaged / Rooftop Unit	
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-5
Capacity/Size Quantity	60
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-6
Capacity/Size Quantity	93
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-7
Capacity/Size Quantity	104
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-8
Capacity/Size Quantity	114
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2008

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AIR CONDITIONING	
Packaged / Rooftop Unit	
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	2
Instance Quantity Uom	EACH
Manufacturer	Trane
EquipmentId	RTU-11, RTU-12
Capacity/Size Quantity	7
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-13
Capacity/Size Quantity	22
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	No deficiencies recorded
Instance	Main Roof
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Seasons4
EquipmentId	RTU-9
Capacity/Size Quantity	114
Capacity/Size UOM	Tons
Source of Capacity/Size	Inspector Estimate
Installation Year	2008
Source of Installation Year	Documented
Source of Heating	Gas
Refrigerant Type	R-22
Deficiency	OVER 20 TONS:DEFECTIVE COIL - CONDENSER
Deficiency Location/Instance	Main Roof
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Packaged Terminal A/C	Does not exist

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Question	Response
AIR CONDITIONING	
Refrigerant Leak Detection System	Does not exist
Refrigerant Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Return Fan	Does not exist
CENTRAL ACID WASTE NEUTRALIZING TANK	
Condition	3- Fair
Deficiency	DEFECTIVE PH MONITORING SYSTEM
Deficiency Location/Instance	Janitors' Closet 133
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
CLIMATE CONTROL SYSTEM	
Condition	Inspected
BMS	
Condition	Inspected
Instance	Throughout
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Installation Year	2008
Source of Installation Year	Documented
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	Throughout
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Pneumatic System	Does not exist
Hybrid System	Does not exist
Electric System	Does not exist
COMPACTOR	
Condition	Inspected
Condition	2- Between Good and Fair
Deficiency	NOT IN USE
Deficiency Location/Instance	Room 136A
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	NO ACTION
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 1
Violations	No violations recorded
CONVEYING	
Condition	Inspected
Dumbwaiter	
Condition	Does not exist
Elevator	
Condition	Inspected
Condition	2- Between Good and Fair
Are all the existing elevators operable?	Yes
Deficiency	No deficiencies recorded
Escalator	
Condition	Does not exist
Non-auditorium Handicap Lift - Vertical	
Condition	Does not exist
Non-auditorium Handicap Lift - Stair	
Condition	Does not exist

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Question	Response
CONVEYING	
Ash Hoist	Does not exist
Sidewalk Elevator	Does not exist
DOMESTIC WATER SYSTEM	Inspected
Domestic Cold Water System	Inspected
Gravity System	Does not exist
Pressure Booster System	Inspected
Electric Pressure Booster System	Inspected
Instance	Pump Room 149A
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Federal Pump
EquipmentId	N/A
Capacity/Size Quantity	2
Capacity/Size UOM	Total # Pumps
Capacity/Size 2 Quantity	20
Capacity/Size 2 UOM	Total Pumps HP
Source of Capacity/Size	Documented
Installation Year	2008
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Hydraulic/Pneumatic Booster System	Does not exist
Water Service	Inspected
Instance	Fire Pump Room 116B, Pump Room 149A
Instance Condition	2- Between Good and Fair
Instance Quantity	3
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Domestic Water Heat Exchanger	Does not exist
Electric Domestic Water Heater	Does not exist
Gas Fired Domestic Water Heater	Inspected
Instance	Penthouse Water Heater Room
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Lochinvar
EquipmentId	N/A
Capacity/Size Quantity	986
Capacity/Size UOM	MBH Input
Capacity/Size 2 Quantity	0
Capacity/Size 2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2008
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Oil Fired Domestic Water Heater	Does not exist
Heat Pump Domestic Water Heater	Does not exist
Domestic Water Distribution Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
DRAIN/WASTE/VENT AND STORM SYSTEM	Inspected
Interior Storm Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sewage/Waste/Vent Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	VENT PIPING:DETERIORATED
Deficiency Location/Instance	Roof
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Sewage Ejector Pump	Does not exist
Sump Pump	Does not exist
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	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
Student	Inspected
Drinking Fountain	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	3- Fair
Deficiency	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Toilet Room 116C (Missing)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Locker Room Shower	Inspected
Instance on Room 116C	Inaccessible
Instance on Room 116D	Inaccessible
Instance on Room 116P - Visitors	Inaccessible
Sink And Fountain Combo Unit	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
Toilet	Inspected
Condition	3- Fair

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Question	Response
FIXTURES	
Student	
Toilet	
Deficiency	DEFECTIVE FLUSHOMETER VALVE
Deficiency Location/Instance	Locker Toilet Room 116I
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Urinal	Inspected
Condition	3- Fair
Deficiency	CRACKED/PHYSICAL DAMAGE
Deficiency Location/Instance	Boys Toilet Room 418
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
GAS FIRED FURNACE	Does not exist
GAS SERVICE	Inspected
Gas Distribution Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Gas Meter Room Exhaust Fan	Does not exist
Gas Meter Room Vent	Does not exist
Gas Pressure Booster	Does not exist
CO/Gas Leak Detection	Inspected
Instance	Penthouse Water Heater Room
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2008
Source of Installation Year	Custodial Staff
Deficiency	No deficiencies recorded
HEATING	Inspected
Heating Coil In Ductwork	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hydronic Heating	Does not exist
Radiator/Convactor/Fin Tube	Inspected
Condition	2- Between Good and Fair
Deficiency	FIN TUBE:DEFECTIVE/DETERIORATED
Deficiency Location/Instance	Vestibule Entrance near Room 130C, 201, 301
Deficiency Quantity	18
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Steam Heating	Does not exist
Steam supplied by External Sources	Does not exist
Unit Heater/Cabinet Heater	Inspected

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Question	Response
HEATING	
Unit Heater/Cabinet Heater	
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
HEATING PLANT	
	Does not exist
Enclosed IDF Room	
	Inspected
Instance on Rooms 115, 131C, 215, 242, 315, 334, 415, 434	Inspected
Dedicated A/C Equipment	
Instance on Rooms 115, 131C, 215, 242, 315, 334, 415, 434	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
KITCHEN	
	Inspected
Instance on 1st Floor	Inspected
CO Detector	
Instance on 1st Floor	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Gas System	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Grease Trap	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	
Instance on 1st Floor	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Hood Fire Suppression System	
Instance on 1st Floor	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hot Water Temperature Booster	
Instance on 1st Floor	Inspected
Instance Condition	4- Between Fair and Poor
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
Kitchen Sink	
Instance on 1st Floor	Inspected

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Question	Response
KITCHEN	
Kitchen Sink	
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
MDF Room	
Instance on Room 124	Inspected
Dedicated A/C Equipment	
Instance on Room 124	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	
	Does not exist
SCIENCE LAB	
	Inspected
Instance on Rooms 339	Inspected
Alternative Use	No
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Inspected
Alternative Use	No
Acid Waste Neutralizing Tank	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
CO Detector	
Instance on Rooms 339	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Emergency Shower	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
Eye Wash	
Instance on Rooms 339	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 339
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Violations	No violations recorded
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
Hood Exhaust Fan	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
Fixed Laboratory Hood	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
Laboratory Sink	
Instance on Rooms 339	Inspected

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Question	Response
SCIENCE LAB	
Laboratory Sink	
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Instance on Rooms 339	Does not exist
Instance on Rooms 237, 241, 331, 335, 431, 435, 439	Does not exist
SCIENCE PREP ROOM	
Instance on Rooms 333, 337, 433, 437	Inspected
Alternative Use	No
Instance on Room 239	Inaccessible
Acid Waste Neutralizing Tank	
Instance on Rooms 333, 337, 433, 437	Does not exist
CO Detector	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Emergency Shower	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Eye Wash	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Laboratory Sink	
Instance on Rooms 333, 337, 433, 437	Inspected
Instance Condition	3- Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Instance on Rooms 333, 337, 433, 437	Does not exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Instance on Rooms 333, 337, 433, 437	Inspected
Dry Sprinkler Alarm Valve Assembly	
Instance on Rooms 333, 337, 433, 437	Does not exist
Wet Sprinkler Alarm Valve Assembly	
Condition	Inspected
Deficiency	3- Fair
Deficiency	No deficiencies recorded
Fire Booster Pump Assembly	
Condition	Inspected
Deficiency	3- Fair
Deficiency	No deficiencies recorded

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Question	Response
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Roof Tank	Does not exist
Siamese Connection	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sprinkler Head	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
Sprinkler Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Standpipe System	Does not exist
Water Gong	Does not exist
SWIMMING POOL	Does not exist
VENTILATION	Inspected
Is the building Mechanically ventilated?	Yes
Exhaust Fan	Inspected
Condition	3- Fair
Approximate Total # of Fans	26-50
Deficiency	No deficiencies recorded
Heating And Ventilating Unit	Does not exist
Metal Ductwork	Inspected
Condition	2- Between Good and 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