

NYC Department of Education
Building Condition Assessment Survey 2023-2024

Architectural Inspection

M152

Asset: P.S. 152 - MANHATTAN, 93 NAGLE AVENUE, MANHATTAN, NY, 10040

Inspection Id	Inspection Type	Time In	Last Edited
2753	ARCHITECTURAL - SENIOR	2024-01-26 07:41AM	2024-02-25 09:53AM
2768	ARCHITECTURAL - ASSOCIATE	2024-01-26 09:17AM	2024-06-20 12:45PM

Asset Data

Question	Answer
Was the Building Fully Accessible for Inspection?	No
Inspection Inaccessible Comment	Shower and Locker Rooms (storage)
Principal(s) Information	
Principal Name	Estalex Rodriguez
Principal Organization	P.S. 152 - Manhattan
Meeting with Principal?	No
Principal Feedback	The Principal's comments are as follows: 1. The HC accessibility in the building is limited and needs to be upgraded. 2. The ceiling at Exit 7 vestibule is deteriorated and needs to be repaired. 3. The exit doors are deteriorated and need to be replaced. 4. The lighting and outlets in the gymnasium are not sufficient and need to be upgraded. 5. The Auditorium does not have an air conditioning system and needs to be upgraded.
Custodian	Christopher Seara
Was the Custodian Present?	Yes
Fireman	Anthony Rizzo
Was the Fireman Present?	Yes
Building Square Footage	116,000
Comments on the Area (for Athletic Field, Playing Surfaces, Leased Spaces)	None
Comments on the Stories (Floors) plus Basements	4+B
Comments on the Year Built	1928
Student Population	479
Staff Population	125
Comments on the Number of Classrooms	57
Weather	Heavy Rain
Facade Photo	



Corner of Nagle Avenue and Sickles Street - South View

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Main Entrance Photo

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Facade A - Nagle Avenue

Roof Photo



Roof 1 - Southwest 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: Limited exterior Stairs and handrails replaced.

Years: 2023

Systems: New Site/Student Use Paving/Asphalt, Site/Benches/Metal-Wood-Plastic and Playground at schoolyard

Years: 2023

Systems: Complete Foundation Wall Waterproofing.

Years: 2019

Systems: Limited Exterior Transom Door repairs

Years: 2015

Systems: Limited Exterior Stair repairs

Years: 2014

Systems: Limited Foundation Wall Waterproofing, New Exterior Stairs (at Ellwood Street), Limited Exterior Masonry, Roofing and Parapet Masonry repairs.

Years: 2011

Systems: New Exterior Stairs (at Ellwood Street), Limited Flooring and Ceiling repairs (at 4th Floor Multipurpose Room).

Years: 2011

Systems: Limited Auditorium Seating replacement

Years: 2008

Systems: Limited Exterior Masonry repairs and Roofing(Roof 1,2 and 3 only)

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Have there been any New Building Additions?

Years: 2004
 1991 (+ 20000 SF)
 1950 (+ 15000 SF)
 No Tandem
 No

Tandem

Leased Space?

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	Severely deteriorated floor structure with pieces of concrete falling from the ceiling is a dangerous condition	Floor Structure	Basement - Condensate Pump Room	Christopher Seara	Custodian	

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?	Yes
Is the building a multi-story building?	Yes
Are All floors of the building accessible through compliant means?	Yes
Accessible classrooms exists on each floor?	Yes
Boys and Girls or Unisex accessible toilets exist on at least every other floor?	Yes
If the following spaces exist, are they ALL accessible? Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	No
If the following spaces exist, are SOME accessible? Art Room, Auditorium, Cafeteria, Computer, Gymnasiums, Library, Multipurpose Room, Science Labs	Yes

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

Exterior Routes

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

Interior Routes

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

Rooms & Spaces

Art Rooms			
Room 319	Yes	Yes	
Auditorium			
1st Floor	Yes	No	
NO STAGE ACCESS WHEELCHAIR PARKING			
			FM System Yes

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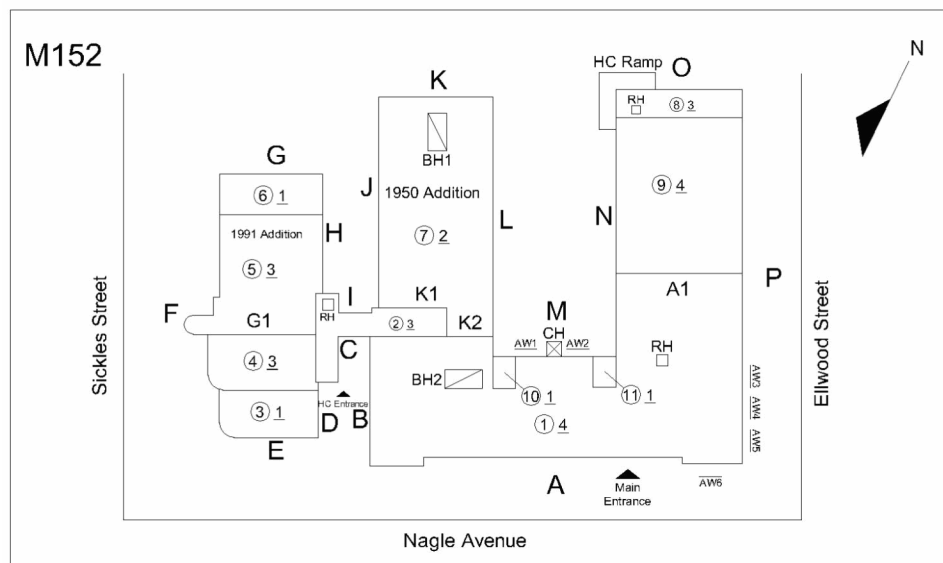
Physical Breakdown Structure	Exists	Complies	Required	Deficiency	Assistive Listening System	Fire Alarm Strobe
Cafeteria						
1st Floor	Yes	Yes			FM System	Yes
Classrooms						
1st-4th Floors	Yes	Yes				
Computer Rooms						
Room 407 and 413	Yes	Yes				
Gymnasium						
3rd Floor	Yes	No			FM System	Yes
				NOT ON ACCESSIBLE ROUTE		
Library						
Room 309	Yes	Yes				
Main Office						
Room 139	Yes	Yes				
Multi-purpose Room						
1st and 4th Floors	Yes	Yes			FM System	Yes
Nurse's Office						
Room 121	Yes	Yes				
Pool	No					
Science Lab	No					
Toilet Rooms (boys)						
1st and 4th Floor	Yes	Yes				
Toilet Rooms (girls)						
2nd and 3rd Floors	Yes	Yes				
Toilet Rooms (staff)						
1st-4th Floors (Original and 1950 Addition)	Yes	No				
				CLEAR OPENING < 32" URINAL ARRANGEMENT WATER CLOSET ARRANGEMENT SINK ARRANGEMENT ACCESSORY ARRANGEMENT		

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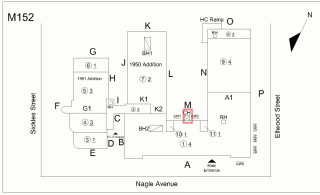

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Building Template



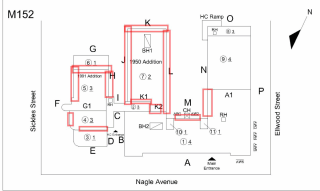


Inspection

Question	Response
Architectural	
EXTERIOR	Inspected
AREAWAY	Inspected
Instance on AW1-AW6	Inspected
Instance Condition	2- Between Good and Fair
Instance Quantity	6
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
AWNINGS AND CANOPIES	Does not exist
CHIMNEY	Inspected
Material Type(s)	Masonry
Condition	3- Fair
Deficiency	BRICK:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Chimney CH No photo recorded

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Question	Response
EXTERIOR	
CHIMNEY	
Violations	No violations recorded
COPING	Inspected
Condition	3- Fair
Deficiency	CAST STONE:DETERIORATED TRANSVERSE JOINTS
Deficiency Location/Instance	
Deficiency Quantity	120
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade N
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	CAST STONE:CRACKED/BROKEN PIECES
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE-IN-KIND
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade K2
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency	CAST STONE:DETERIORATED BED JOINT

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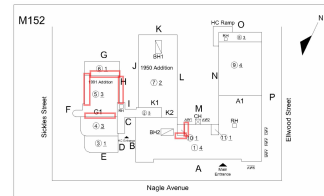
Question

Response

EXTERIOR

COPING

Deficiency Location/Instance



Deficiency Quantity

75

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Roof 1 - Facade M

Violations

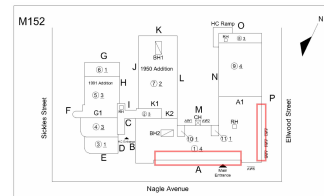
No photo recorded

No violations recorded

Deficiency

TERRA COTTA:DETERIORATED TRANSVERSE JOINTS

Deficiency Location/Instance



Deficiency Quantity

60

Quantity Uom

L.F.

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Roof 1 - Facade A

Violations

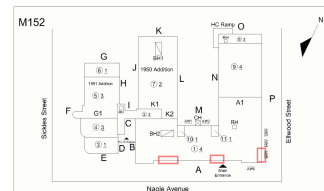
No photo recorded

No violations recorded

Deficiency

TERRA COTTA:CRACKED/BROKEN PIECES


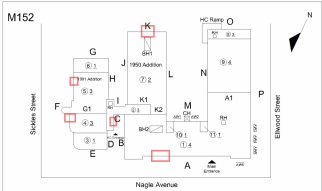

Deficiency Location/Instance



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Question	Response
EXTERIOR	
COPING	
Deficiency Quantity	15
Quantity Uom	L.F.
Potential Action	REPLACE-IN-KIND
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade P No photo recorded
Violations	No violations recorded
CORNICE	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
DOORS	Inspected
DOORS AND FRAMES	Inspected
Condition	5- Poor
Deficiency	METAL CLAD:DETERIORATED DOOR AND FRAME - MAJOR DETERIORATION
Deficiency Location/Instance	
Deficiency Quantity	7
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Facade F at Exit 3 No photo recorded
Violations	No violations recorded
Deficiency	METAL CLAD:DETERIORATED DOOR AND FRAME - MINOR DETERIORATION

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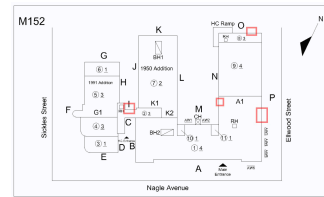
Question	Response
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EXTERIOR

DOORS

DOORS AND FRAMES

Deficiency Location/Instance



Deficiency Quantity

8

Quantity Uom

EACH

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Exit 12

Violations

No photo recorded

No violations recorded

DOOR HARDWARE

Inspected

Condition

3- Fair

Deficiency

No deficiencies recorded

LINTELS

Inspected

Condition

2- Between Good and Fair

Deficiency

No deficiencies recorded

TRANSOM/SIDE LIGHT

Inspected

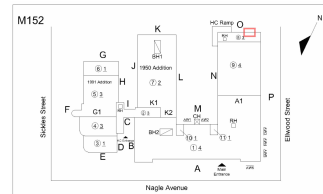
Condition

3- Fair

Deficiency

METAL:DENTED, MAJOR RUSTING

Deficiency Location/Instance



Deficiency Quantity

10

Quantity Uom

S.F.

Potential Action

REPLACE

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Exit 6

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Question	Response
EXTERIOR	
DOORS	
TRANSOM/SIDE LIGHT	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	WOOD:EXCESSIVELY WEATHERED
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit 11
Violations	No photo recorded
	No violations recorded
EXTERIOR WALLS	Inspected
Material Type(s)	Masonry
Replacement Quantity	50,000
Replacement Uom	S.F.
Instance on All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	50,000
Instance Quantity Uom	S.F.
Deficiency	BRICK:DETERIORATED JOINTS
Roof Plan Reference	
Elevation	
Elevation Reference	All Facades
Deficiency Quantity	5,000
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3

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Question	Response
EXTERIOR	
EXTERIOR WALLS	
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Facade L
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	BRICK:CRACKS/DISPLACED/SPALLED BRICK AT BUILDING CORNERS
Roof Plan Reference	
Elevation	
Elevation Reference	Facades A, O and P
Deficiency Quantity	110
Quantity Uom	S.F.
Potential Action	REMOVE AND REBUILD
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Facade A
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	BRICK:MINOR CRACKS, SPALLING
Roof Plan Reference	

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Question

Response

EXTERIOR

EXTERIOR WALLS

Elevation



Elevation Reference

Facades G1, L, M, N, O and P

Deficiency Quantity

220

Quantity Uom

S.F.

Potential Action

RESTITCH

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Facade O

Violations

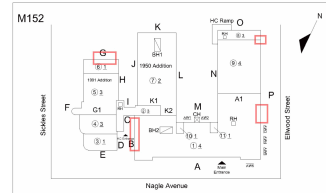
No photo recorded

No violations recorded

Deficiency

STONE:CHIPPED/SPALLED/BROKEN PIECES - MINOR

Roof Plan Reference



Elevation



Elevation Reference

Facades B, G and P

Deficiency Quantity

15

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Facade G

No photo recorded

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Question

Response

EXTERIOR

EXTERIOR WALLS

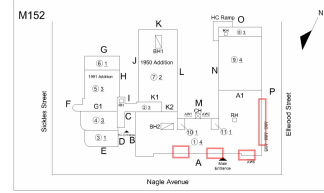
Violations

No violations recorded

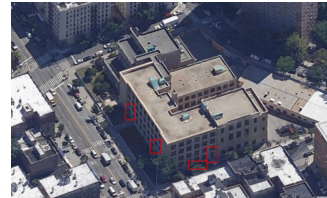
Deficiency

STONE:DETERIORATED JOINTS

Roof Plan Reference



Elevation



Elevation Reference

Facades A and P

Deficiency Quantity

80

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Near Exit 12

Violations

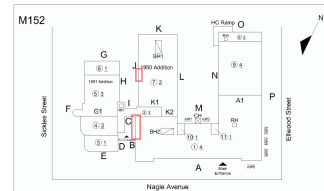
No photo recorded

No violations recorded

Deficiency

BRICK:WATER INFILTRATION IN INSTRUCTIONAL SPACE

Roof Plan Reference



Elevation



Elevation Reference

Facades B and J

Deficiency Quantity

100

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 5

Purpose of Action

LEVEL 2

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Question

Response

EXTERIOR

EXTERIOR WALLS

Deficiency Photo 1



Room 419 shown, also Rooms 217, 220, 225, 317, 319 and 417

Deficiency Photo 2

No photo recorded

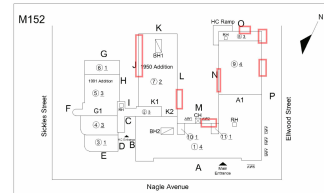
Violations

No violations recorded

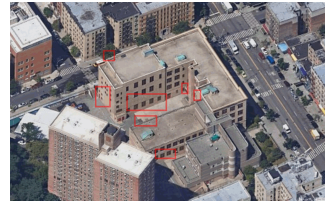
Deficiency

BRICK:DETERIORATED MASONRY SILLS - MINOR

Roof Plan Reference



Elevation



Elevation Reference

Facades J, L, M, N, O and P

Deficiency Quantity

80

Quantity Uom

L.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Facade O

Deficiency Photo 2

No photo recorded

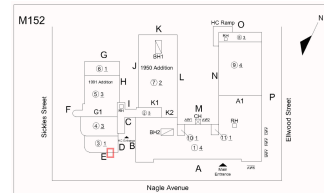
Violations

No violations recorded

Deficiency

STONE:MASONRY SILLS - DETERIORATED JOINTS

Roof Plan Reference



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Question

Response

EXTERIOR

EXTERIOR WALLS

Elevation



Elevation Reference

Facade E

Deficiency Quantity

5

Quantity Uom

L.F.

Potential Action

REPOINT

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

Facade E

Violations

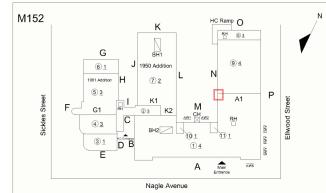
No photo recorded

No violations recorded

Deficiency

BRICK:MAJOR / THRU CRACKS

Roof Plan Reference



Elevation



Elevation Reference

Facade N

Deficiency Quantity

150

Quantity Uom

S.F.

Potential Action

REMOVE AND REBUILD

Urgency of Action

PRIORITY 4

Purpose of Action

LEVEL 2

Deficiency Photo 1



Deficiency Photo 2

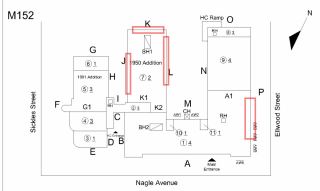

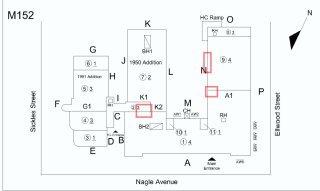
Facade N

No photo recorded

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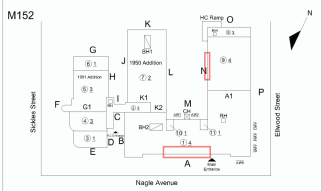

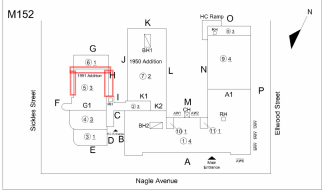
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Question	Response
EXTERIOR	
EXTERIOR WALLS	
Violations	No violations recorded
EXTERIOR SOFFITS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LOADING DOCK	Does not exist
LOUVER	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
PARAPETS	Inspected
Material Type(s)	Masonry
Replacement Quantity	10,000
Replacement Uom	C.F.
Instance on All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	10,000
Instance Quantity Uom	CF
Deficiency	BRICK:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade P
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	BRICK:MINOR CRACKS, SPALLING
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	

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Question	Response
EXTERIOR	
PARAPETS	
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade K2
Violations	No photo recorded No violations recorded
Deficiency	BRICK:EFFLORESCENCE
Deficiency Location/Instance	
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 1
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade A
Violations	No photo recorded No violations recorded
Deficiency	CONCRETE MASONRY UNITS:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	45
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Response

EXTERIOR

PARAPETS

Deficiency Photo 1



Roof 5 - Facade G

Deficiency Photo 2

No photo recorded

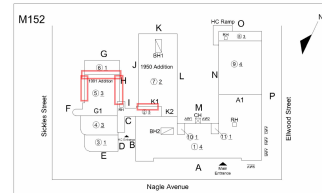
Violations

No violations recorded

Deficiency

CONCRETE MASONRY UNITS:MINOR CRACKS, SPALLING

Deficiency Location/Instance



Deficiency Quantity

40

Quantity Uom

S.F.

Potential Action

REPAIR

Urgency of Action

PRIORITY 3

Purpose of Action

LEVEL 2

Deficiency Photo 1



Roof 5 - Facade F

Deficiency Photo 2

No photo recorded

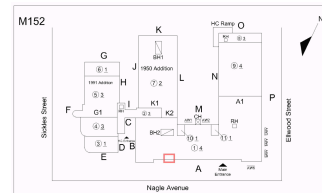
Violations

No violations recorded

Deficiency

BRICK:DETERIORATED CONTROL/EXPANSION JOINTS

Deficiency Location/Instance



Deficiency Quantity

10

Quantity Uom

L.F.

Potential Action

MAINTENANCE

Urgency of Action

PRIORITY 3

Purpose of Action

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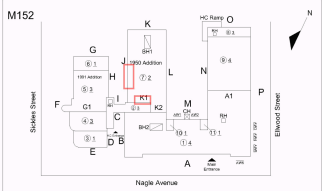

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Question	Response
EXTERIOR	
PARAPETS	
Deficiency Photo 1	
Deficiency Photo 2	Roof 1 - Facade A
Violations	No photo recorded No violations recorded
PLAZA DECK	Does not exist
ROOF	Inspected
ROOFING	Inspected
ROOF HATCH/SMOKE HATCH	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LEADERS, GUTTERS, DOWNSPOUTS, SCUPPERS	Inspected
Condition	3- Fair
Deficiency	DAMAGED/MISSING
Deficiency Location/Instance	
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	Bulkhead BH2
	
	Bulkhead BH1 (splash pad missing)
Violations	No violations recorded
ROOF BARRIER/FENCE	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOF CAGE	Does not exist
ROOFING	Inspected
Replacement Quantity	34,000
Replacement Uom	S.F.
Instance on Built-Up:Roof 7, 10 and 11	Inspected
Instance Roof Photo	
	Roof 7
Instance Condition	3- Fair
Instance Quantity	7,000
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
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	1980
Source of Installation Year	Inspector Estimate
Deficiency	BUILT-UP:FLASHING:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	15
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Facade K1
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	BUILT-UP:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE

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Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOFING	
Deficiency Location/Instance	
Deficiency Quantity	100
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	
Deficiency Photo 2	Vestibule at Exit 7 shown, also Vestibule at Exit 8
Violations	No photo recorded
	No violations recorded
Deficiency	BUILT-UP:ROOFING:BEYOND USEFUL LIFE
Deficiency Location/Instance	Built-Up:Roof 7, 10 and 11
Deficiency Quantity	7,000
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on Built-Up:Roofs 1, 8 and 9	Inspected
Instance Roof Photo	
	Roof 1
Instance Condition	3- Fair
Instance Quantity	17,000
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
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	Yes
Installation Year	2004
Source of Installation Year	Documented

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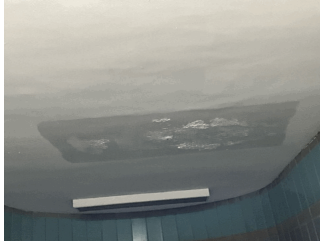
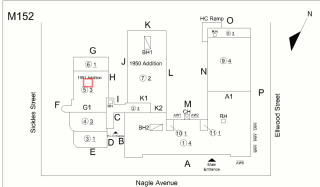
M152

Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOFING	
Deficiency Deficiency Location/Instance Deficiency Quantity Quantity Uom Potential Action Urgency of Action Purpose of Action Deficiency Photo 1	BUILT-UP:FLASHING:DETERIORATED JOINTS  5 L.F. MAINTENANCE PRIORITY 3 LEVEL 2  Roof 1 - Facade M No photo recorded No violations recorded
Deficiency Photo 2 Violations	
Deficiency	BUILT-UP:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
Deficiency Location/Instance Deficiency Quantity Quantity Uom Potential Action Urgency of Action Purpose of Action Deficiency Photo 1	 25 S.F. REPLACE ROOFING WITHOUT MAJOR EQUIPMENT REMOVAL PRIORITY 5 LEVEL 2  Multipurpose Room No photo recorded No violations recorded
Deficiency Photo 2 Violations	
Instance on IRMA:Roofs 2-6	Inspected

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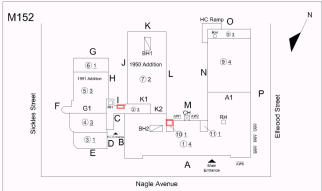

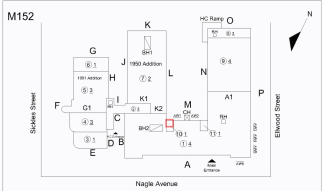
M152

Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOFING	
Instance Roof Photo	
	Roof 5
Instance Condition	3- Fair
Instance Quantity	10,000
Instance Quantity Uom	S.F.
Does the roof have major mechanical equipment sitting on Dunnage Steel less than 18" above the Roofing?	Yes
Does this Roof Instance have a Sustainable Roof System?	No
Do solar panels exist on these roofs?	No
Is/Are the roof(s) suitable for Solar Panel installation?	No
Installation Year	1991
Source of Installation Year	Documented
Deficiency	IRMA:ROOFING:MAJOR ACTIVE ROOF LEAKS IN INSTRUCTIONAL SPACE
Deficiency Location/Instance	
Deficiency Quantity	60
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	
	Stair A/3 shown, also Boys Toilet Room 302 and Corridor near Stair B/4
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	IRMA:ROOFING:DAMAGED INSULATION
Deficiency Location/Instance	

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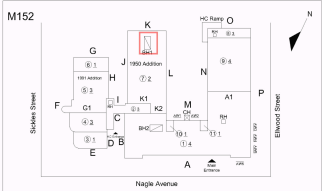

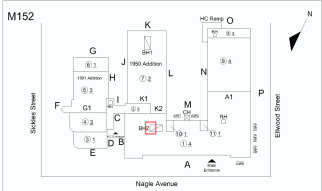
M152

Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOFING	
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 5
Violations	No photo recorded No violations recorded
ROOFING DRAINS	Inspected
Condition	5- Poor
Deficiency	CLOGGED
Deficiency Location/Instance	
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 2
Violations	No photo recorded No violations recorded
Deficiency	DETERIORATED
Deficiency Location/Instance	
Deficiency Quantity	1
Quantity Uom	EACH

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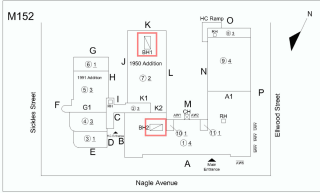
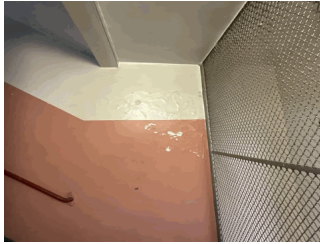
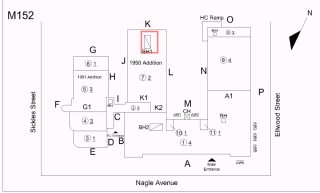
M152

Question	Response
EXTERIOR	
ROOF	
ROOFING	
ROOFING DRAINS	
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Roof 11
Violations	No photo recorded No violations recorded
SPECIALTIES	Inspected
BULKHEAD/PENTHOUSE	Inspected
Condition	4- Between Fair and Poor
Deficiency	BULKHEAD/PENTHOUSE WALLS/EXTERIOR:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH1
Violations	No photo recorded No violations recorded
Deficiency	BULKHEAD/PENTHOUSE WALLS/EXTERIOR:CRACKS/SPALLING - MINOR
Deficiency Location/Instance	
Deficiency Quantity	20
Quantity Uom	S.F.

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Question	Response
EXTERIOR	
ROOF	
SPECIALTIES	
BULKHEAD/PENTHOUSE	
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	BULKHEAD/PENTHOUSE WALLS/INTERIOR:PLASTER CRACKS/SPALLING 
Deficiency Quantity	15
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH2
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	BULKHEAD/PENTHOUSE WALLS/EXTERIOR:WATER INFILTRATION 
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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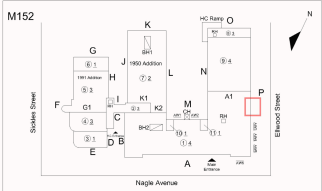

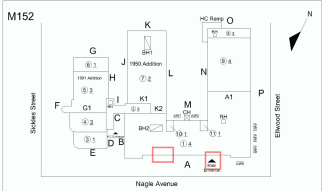
M152

Question	Response
EXTERIOR	
ROOF	
SPECIALTIES	
BULKHEAD/PENTHOUSE	
Deficiency Photo 1	
Deficiency Photo 2	Bulkhead BH1
Violations	No photo recorded
Deficiency	No violations recorded
Deficiency Location/Instance	BULKHEAD/PENTHOUSE DOORS:DETERIORATED DOOR
Deficiency Quantity	M152
Quantity Uom	1
Potential Action	EACH
Urgency of Action	MAINTENANCE
Purpose of Action	PRIORITY 3
Deficiency Photo 1	LEVEL 2
Deficiency Photo 2	
Violations	Bulkhead BH1
	No photo recorded
	No violations recorded
CUPOLA/ SPIRES/ TOWERS	Does not exist
DORMER	Does not exist
DUNNAGE STEEL	Inspected
Condition	3- Fair
Deficiency	HEIGHT LESS THAN 18"
Deficiency Location/Instance	M152
Deficiency Quantity	55
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
EXTERIOR	
ROOF	
SPECIALTIES	
DUNNAGE STEEL	
Deficiency Photo 1	
Deficiency Photo 2	Roof 5
Violations	No photo recorded No violations recorded
SKYLIGHT/ROOF VENT	Does not exist
ROOF/GRAVITY TANK	Does not exist
STAIRS/RAMPS: EXTERIOR	Inspected
BUILDING CHEEK/FLANK WALLS	Inspected
Condition	4- Between Fair and Poor
Deficiency	CAST IN PLACE CONCRETE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit 12
Violations	No photo recorded No violations recorded
Deficiency	STONE:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3

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Question

Response

EXTERIOR

STAIRS/RAMPS: EXTERIOR

BUILDING CHEEK/FLANK WALLS

Purpose of Action
 Deficiency Photo 1

LEVEL 2



Exit 2

No photo recorded

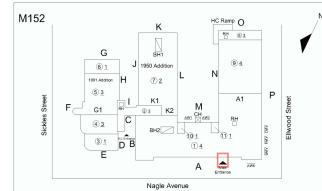
No violations recorded

Deficiency Photo 2
 Violations

Deficiency

Deficiency Location/Instance

STONE:BULGING/DISPLACED



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

5

S.F.

REPLACE

PRIORITY 4

LEVEL 2



Main Entrance

No photo recorded

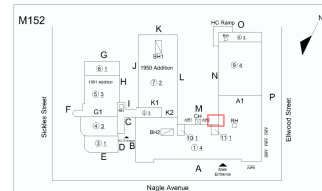
No violations recorded

Deficiency Photo 2
 Violations

Deficiency

Deficiency Location/Instance

BRICK:CRACKS/SPALLING - MINOR



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

5

S.F.

REPAIR


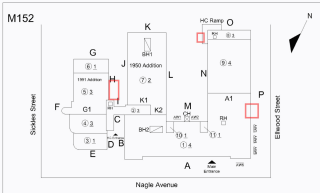

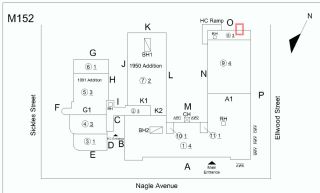
PRIORITY 3

LEVEL 2

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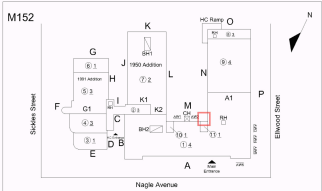

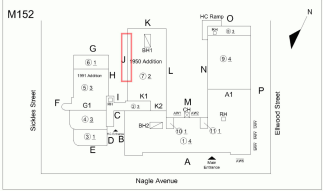
M152

Question	Response
EXTERIOR	
STAIRS/RAMPS: EXTERIOR	
BUILDING CHEEK/FLANK WALLS	
Deficiency Photo 1	
Deficiency Photo 2	Exit 8
Violations	No photo recorded No violations recorded
RAILINGS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
STAIRS/RAMPS	Inspected
Condition	3- Fair
Deficiency	CONCRETE:CRACKS/SPALLING - MINOR
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Ramp - Facade H
Violations	No photo recorded No violations recorded
Deficiency	STONE:CRACKS/SPALLING - MAJOR
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2

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Question	Response
EXTERIOR	
STAIRS/RAMPS: EXTERIOR	
STAIRS/RAMPS	
Deficiency Photo 1	
Deficiency Photo 2	Exit 10
Violations	No photo recorded No violations recorded
Deficiency	STONE:DETERIORATED JOINTS
Deficiency Location/Instance	
Deficiency Quantity	5
Quantity Uom	L.F.
Potential Action	REPOINT
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Exit 8
Violations	No photo recorded No violations recorded
WINDOWS	Inspected
Replacement Quantity	15,000
Replacement Uom	S.F.
EXTERIOR GUARDS	Inspected
Condition	3- Fair
Deficiency	RUST - MAJOR
Roof Plan Reference	

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Question	Response
EXTERIOR	
WINDOWS	
EXTERIOR GUARDS	
Elevation	
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Facade J
Violations	No photo recorded No violations recorded
LINTELS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
WINDOWS	Inspected
Material Type(s)	Aluminum
Instance on Aluminum - Double Hung:All Facades	Inspected
Instance Condition	3- Fair
Instance Quantity	14,500
Instance Quantity Uom	S.F.
Installation Year	1991
Source of Installation Year	Custodial Staff
Are these windows insulated?	Yes
Deficiency	ALUMINUM - DOUBLE HUNG:INOPERABLE BALANCE
Rooftop Reference	
Elevation	
Elevation Reference	All Facades (Original Building and 1950 addition)
Deficiency Quantity	170
Quantity Uom	EACH
Potential Action	REPLACE BALANCES

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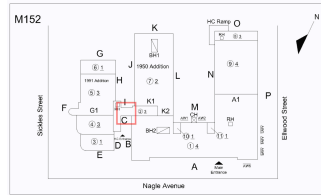


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Question	Response
EXTERIOR	
WINDOWS	
WINDOWS	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Corridor near Room 213
Violations	No photo recorded No violations recorded
Deficiency	ALUMINUM - DOUBLE HUNG:INOPERABLE
Roof Plan Reference	
Elevation	
Elevation Reference	Facades at original building
Deficiency Quantity	800
Quantity Uom	S.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 4
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	ALUMINUM-DOUBLE HUNG:BEYOND USEFUL LIFE
Deficiency Location/Instance	Aluminum - Double Hung:All Facades
Deficiency Quantity	14,500
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on Aluminum - Other:Facades C and I	Inspected
Instance Condition	3- Fair
Instance Quantity	500
Instance Quantity Uom	S.F.
Installation Year	1991
Source of Installation Year	Custodial Staff
Are these windows insulated?	Yes
Deficiency	ALUMINUM - OTHER:HARDWARE POOR CONDITION/MISSING

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Question	Response
EXTERIOR	
WINDOWS	
WINDOWS	
Roof Plan Reference	
Elevation	
Elevation Reference	Facades C and I
Deficiency Quantity	25
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	ALUMINUM-OTHER:BEYOND USEFUL LIFE
Deficiency Location/Instance	Aluminum - Other:Facades C and I
Deficiency Quantity	500
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 1
Purpose of Action	LEVEL 2
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
INTERIOR	Inspected
POOLS	Does not exist
STRUCTURAL	Inspected
COLUMNS/BEAMS/BEARING WALLS	Inspected
Condition	3- Fair
Deficiency	STEEL COLUMNS/BEAMS:DETERIORATED MASONRY FIREPROOFING
Deficiency Location/Instance	Basement
Deficiency Quantity	25
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Mechanical Room No photo recorded

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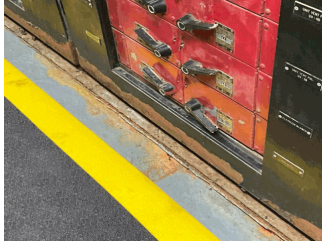

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Question	Response
INTERIOR	
STRUCTURAL	
COLUMNS/BEAMS/BEARING WALLS	
Violations	No violations recorded
Deficiency	STEEL COLUMNS/BEAMS:DETERIORATED CONCRETE FIREPROOFING
Deficiency Location/Instance	Basement
Deficiency Quantity	35
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Below Main Stair in Custodian Workshop shown, also Oil Tank Room, Custodian Supply Room and Corridor near Room B22
Violations	No photo recorded
	No violations recorded
FLOOR STRUCTURE	
Condition	Inspected
Deficiency	4- Between Fair and Poor
Deficiency	CONCRETE SLAB ON GRADE:WATER INFILTRATION IN NON- INSTRUCTIONAL SPACE
Deficiency Location/Instance	Basement
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 5
Deficiency Photo 1	
Deficiency Photo 2	Fan Room shown, also Storage Room near Electrical Service Room (original building) and Custodian Supply Room and Elevator Pit
Violations	No photo recorded
	No violations recorded
Deficiency	CONCRETE:CRACKS/SPALLED/REINFORCEMENT EXPOSED
Deficiency Location/Instance	Basement
Deficiency Quantity	45
Quantity Uom	S.F.
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6

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Question	Response
INTERIOR	
STRUCTURAL	
FLOOR STRUCTURE	
Deficiency Photo 1	
	Condensate Pump Room
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	CONCRETE SLAB ON GRADE:WATER INFILTRATION IN ELECTRICAL PANEL ROOM
Deficiency Location/Instance	Basement
Deficiency Quantity	45
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo 1	
	Electrical Panel Room
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
FOUNDATION WALLS	
Material Type(s)	Inspected
	Concrete, Masonry
Condition	3- Fair
Deficiency	CONCRETE:WATER INFILTRATION IN NON-INSTRUCTIONAL SPACE
Deficiency Location/Instance	Basement
Deficiency Quantity	45
Quantity Uom	S.F.
Potential Action	INSTALL WATERPROOFING
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 5
Deficiency Photo 1	
	Boiler Pit
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
ROOF STRUCTURE	
	Inspected

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Question	Response
INTERIOR	
STRUCTURAL	
ROOF STRUCTURE	
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
VAULTS-BUNKERS	Inspected
Foundation Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Slab Structure	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Vault/Ash Hoist Doors and Framing	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
AUDITORIUM	Inspected
Instance on 1st Floor (543 seats)	Inaccessible
CAFETERIA	Inspected
Instance on 1st Floor	Inspected
Ceiling	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Near Exit 4
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near Exit 4
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Door(s)	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Equipment	
Instance on 1st Floor	Does not exist
Floor Finish	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Near the Kitchen
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3

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Question	Response
INTERIOR	
CAFETERIA	
Floor Finish	
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near the Kitchen
Violations	No photo recorded No violations recorded
Sliding-folding Partition	
Instance on 1st Floor	Does not exist
Stage	
Instance on 1st Floor	Does not exist
Walls	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Near Exit 4
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	Near Exit 4
Violations	No photo recorded No violations recorded
Window Curtains/Shades/Blinds	
Instance on 1st Floor	Does not exist
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Condition	Inspected
Deficiency	2- Between Good and Fair
Deficiency	ACOUSTIC TILES ON PLASTER:DAMAGED/MISSING - ACTIVE LEAK
Deficiency Location/Instance	Corridor near Stair B/4
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Ceiling	
Deficiency Photo 1	
	Corridor near Stair B/4
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Room 220
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 220
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Door(s)	Inspected
Condition	2- Between Good and Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Room 419
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 419

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Door(s)	
Deficiency Photo 2	
	Room 419
Violations	No violations recorded
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	WOOD:DAMAGED/DETERIORATED
Deficiency Location/Instance	Room 403, 406
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 403
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	VINYL TILES:BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Room 411
Deficiency Quantity	80
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 411
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Deficiency	VINYL TILES:DETERIORATED SUBSTRATE
Deficiency Location/Instance	Corridor near Room 419, near the Cafeteria
Deficiency Quantity	100
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Floor Finish	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Corridor near Room 419
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Room 317, 319, 417, 419, 225
Deficiency Quantity	250
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 417
Deficiency Photo 2	
	Room 419
Violations	No violations recorded
Deficiency	STONE:CRACKS/SPALLING
Deficiency Location/Instance	Main Entrance Vestibule
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
INTERIOR	
CLASSROOMS/CORRIDORS/ADMIN SPACES	
Walls	
Deficiency Photo 1	
Deficiency Photo 2	Main Entrance Vestibule
Violations	No photo recorded No violations recorded
Specialties	Does not exist
GYMNASIUM	Inspected
Instance on 3rd Floor	Inspected
Ceiling	
Instance on 3rd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Near the 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 the windows
Violations	No photo recorded No violations recorded
Door(s)	
Instance on 3rd Floor	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	Rear Room
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	

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Question	Response
INTERIOR	
GYMNASIUM	
Door(s)	
Deficiency Photo 2	Rear Room
Violations	No photo recorded No violations recorded
Fixed Equipment	
Instance on 3rd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on 3rd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	VINYL TILES:BROKEN/DETERIORATED/MISSING TILES
Deficiency Location/Instance	Storage Room
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Storage Room
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Seating	
Instance on 3rd Floor	Inspected
Instance Condition	3- Fair
Deficiency	DAMAGED FIXED SEATING
Deficiency Location/Instance	Near the windows
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the windows
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Sliding-folding Partition	
Instance on 3rd Floor	Does not exist
Stage	

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Question	Response
INTERIOR	
GYMNASIUM	
Stage	
Instance on 3rd Floor	Does not exist
Walls	
Instance on 3rd Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	SALT GLAZED BRICK:CRACKS/SPALLING
Deficiency Location/Instance	Near the windows
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the windows
Deficiency Photo 2	
	Near the windows
Violations	No violations recorded
Window Curtains/Shades/Blinds	
Instance on 3rd Floor	Does not exist
INTERIOR DOOR HARDWARE	Inspected
Condition	3- Fair
Deficiency	No deficiencies recorded
INTERIOR GUARDS	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
KITCHEN	Inspected
Instance on 1st Floor	Inspected
Ceiling	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WASHABLE TILE:DAMAGED/MISSING
Deficiency Location/Instance	Prep Area
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
INTERIOR	
KITCHEN	
Ceiling	
Deficiency Photo 1	
Deficiency Photo 2	Prep Area
Violations	No photo recorded No violations recorded
Door(s)	
Instance on 1st Floor	Inspected
Instance Condition	5- Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Storage Room, Locker Room
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	Storage Room
Violations	No photo recorded No violations recorded
Deficiency	METAL:DETERIORATED DOOR AND FRAME
Deficiency Location/Instance	Serving Area
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	Serving Area
Violations	No photo recorded No violations recorded
Floor Finish	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair

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Question	Response
INTERIOR	
KITCHEN	
Floor Finish	
Deficiency	No deficiencies recorded
Walls	
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LIBRARY	Inspected
Instance on Room 309	Inspected
Built-in Furnishing	
Instance on Room 309	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Ceiling	
Instance on Room 309	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on Room 309	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	
Instance on Room 309	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Walls	
Instance on Room 309	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LOCKER ROOM	Inspected
Instance on Room 452	Inaccessible
MULTI-PURPOSE ROOM	Inspected
Instance on 4th Floor	Inspected
Instance on 1st Floor	Inspected
Ceiling	
Instance on 4th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Near the windows
Deficiency Quantity	20
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the windows

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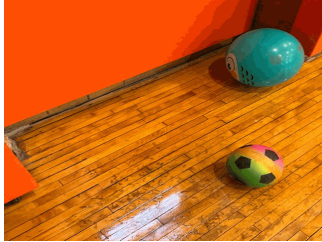

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Question	Response
INTERIOR	
MULTI-PURPOSE ROOM	
Ceiling	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	
Instance on 4th Floor	Inspected
Instance Condition	3- Fair
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Office
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	No photo recorded
Violations	No violations recorded
Instance on 1st Floor	Inspected
Instance Condition	4- Between Fair and Poor
Deficiency	WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Entrance
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	No photo recorded
Violations	No violations recorded
Fixed Equipment	
Instance on 4th Floor	Does not exist
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	

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Question	Response
INTERIOR	
MULTI-PURPOSE ROOM	
Floor Finish	
Instance on 4th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	WOOD:DAMAGED/DETERIORATED
Deficiency Location/Instance	Near the windows
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the windows
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on 1st Floor	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Sliding-folding Partition	
Instance on 4th Floor	Does not exist
Instance on 1st Floor	Does not exist
Stage	
Instance on 4th Floor	Does not exist
Instance on 1st Floor	Does not exist
Walls	
Instance on 4th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	SALT GLAZED BRICK:CRACKS/SPALLING
Deficiency Location/Instance	Near the windows
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Near the windows
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Instance on 1st Floor	Inspected
Instance Condition	2- Between Good and Fair

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Question	Response
INTERIOR	
MULTI-PURPOSE ROOM	
Walls	
Deficiency	No deficiencies recorded
Window Curtains/Shades/Blinds	
Instance on 4th Floor	Does not exist
Instance on 1st Floor	Does not exist
SCIENCE DEMO ROOM	Does not exist
SCIENCE LAB	Does not exist
SCIENCE PREP ROOM	Does not exist
SHOWER ROOM	Inspected
Instance on Inside Room 452	Inaccessible
STAIRS/RAMPS: INTERIOR	Inspected
Do Letter Stair Signs Exist?	Yes
Ceiling	Inspected
Condition	3- Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Stair D/4, F-G/4
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Stair D/4
Deficiency Photo 2	
	Stair F-G/4
Violations	No violations recorded
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Stair A/3, D-E/1 Exit Vestibule 7, F-G/1 Exit Vestibule 8
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2

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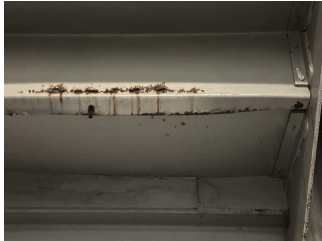

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Ceiling	
Deficiency Photo 1	
Deficiency Photo 2	<p>Stair A/3</p>  <p>Stair D-E/1 Exit Vestibule 7</p>
Violations	No violations recorded
Door(s)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Partition	Inspected
Condition	2- Between Good and Fair
Deficiency	GLASS PANEL:DAMAGED/DETERIORATED
Deficiency Location/Instance	Stair F-G/3
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	Stair F-G/3
Violations	No photo recorded No violations recorded
Railings	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stairs and Landings	Inspected
Condition	3- Fair
Deficiency	STONE:WORN-OUT TREAD/NOSINGS
Deficiency Location/Instance	Stair F-G/1
Deficiency Quantity	120
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Stairs and Landings	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Stair F-G/1
Violations	No photo recorded
	No violations recorded
Deficiency	METAL:RUST - MAJOR
Deficiency Location/Instance	Stair B/1
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Stair B/1
Violations	No photo recorded
	No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING
Deficiency Location/Instance	Stair I/4
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	Stair I/4
Violations	No photo recorded
	No violations recorded
Deficiency	STONE:CRACKS/SPALLING
Deficiency Location/Instance	Stair F-G/1

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Question	Response
INTERIOR	
STAIRS/RAMPS: INTERIOR	
Walls	
Deficiency Quantity	40
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Stair F-G/1
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
TOILET ROOMS - STAFF	Inspected
Ceiling	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Door(s)	Inspected
Condition	5- Poor
Deficiency	METAL CLAD WOOD:DETERIORATED DOOR
Deficiency Location/Instance	Room 451
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
	Room 451
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	CERAMIC TILE:BROKEN/MISSING TILES
Deficiency Location/Instance	Room 251, 451
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
INTERIOR	
TOILET ROOMS - STAFF	
Floor Finish	
Deficiency Photo 1	
Deficiency Photo 2	Room 451
Violations	No photo recorded No violations recorded
Stalls	Inspected
Condition	3- Fair
Deficiency	RUST - MAJOR
Deficiency Location/Instance	Inside the Kitchen
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Inside the Kitchen
Violations	No photo recorded No violations recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
TOILET ROOMS - STUDENTS	
Ceiling	Inspected
Condition	2- Between Good and Fair
Deficiency	PLASTER:CRACKS/SPALLING - ACTIVE LEAK
Deficiency Location/Instance	Room 302
Deficiency Quantity	10
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 2
Deficiency Photo 1	

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Question	Response
INTERIOR	
TOILET ROOMS - STUDENTS	
Ceiling	
Room 302	
Deficiency Photo 2	No photo recorded
Violations	No violations recorded
Door(s)	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Floor Finish	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Stalls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Walls	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
LIFE SAFETY	Inspected
F.D. HOLDING AREA	Does not exist
STEEL STAIRS	Does not exist
SITE	Inspected
CONTAINERIZATION	Does not exist
DRAINAGE SYSTEM FOR ASPHALT	Inspected
Catch Basins/Manhole - Surrounded by Asphalt	Inspected
Condition	1- Good
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	Does not exist
DRINKING FOUNTAINS	Does not exist
FENCES	Inspected
Condition	3- Fair
Deficiency	WROUGHT IRON:RUST - MAJOR
Deficiency Location/Instance	Nagle Avenue
Deficiency Quantity	80
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

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Question	Response
SITE	
FENCES	
Violations	No violations recorded
Deficiency	WROUGHT IRON:DAMAGED/DETERIORATED
Deficiency Location/Instance	Near Exit 13, Ellwood Street, Sickles Street
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	Near Exit 13
Violations	No photo recorded
Violations	No violations recorded
Deficiency	CONCRETE CURB:DAMAGED/DETERIORATED
Deficiency Location/Instance	Ellwood Street
Deficiency Quantity	60
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Ellwood Street
Violations	No photo recorded
Violations	No violations recorded
IRRIGATION SYSTEM	Does not exist
PAVING	Inspected
Student Non-Use	Inspected
Gravel Exists?	No
Asphalt	Does not exist
Concrete	Inspected
Condition	3- Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Near Exit 4
Deficiency Quantity	200
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2

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Question	Response
SITE	
PAVING	
Student Non-Use	
Concrete	
Deficiency Photo 1	
Deficiency Photo 2	Near Exit 4
Violations	No photo recorded No violations recorded
Pavers	Does not exist
Student Use	Inspected
Gravel Exists?	No
Asphalt	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Concrete	Does not exist
Pavers	Does not exist
Site Sidewalks & Walkways	Inspected
Asphalt	Does not exist
Concrete	Inspected
Condition	3- Fair
Deficiency	DAMAGED/DETERIORATED/MISSING SECTIONS
Deficiency Location/Instance	Near Exit 13
Deficiency Quantity	300
Quantity Uom	S.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Near Exit 13
Violations	No photo recorded No violations 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	Ellwood Street, Nagle Avenue, Sickles Street
Deficiency Quantity	650
Quantity Uom	S.F.
Potential Action	REPLACE

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Question	Response
SITE	
PAVING	
DOT Sidewalk	
Concrete	
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo 1	
Deficiency Photo 2	Ellwood Street
Violations	No photo recorded No violations recorded
Pavers	Does not exist
PLAYGROUNDS	Inspected
Instance on Schoolyard	Inspected
Benches	
Instance on Schoolyard	Does not exist
Fence	
Instance on Schoolyard	Does not exist
Pavement	
Instance on Schoolyard	Does not exist
Play Equipment	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Safety Surfacing	
Instance on Schoolyard	Inspected
Instance Condition	1- Good
Deficiency	No deficiencies recorded
Unpaved Area	
Instance on Schoolyard	Does not exist
PLAYING SURFACE	Does not exist
RETAINING WALLS	Inspected
Condition	2- Between Good and Fair
Are there any Retaining Walls 6' OR higher facing public street/sidewalk?	No
Deficiency	No deficiencies recorded
SEATING	Inspected
Benches	Inspected
Concrete	Does not exist
Metal/Wood/Plastic	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Bleachers	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

NYC Department of Education
Building Condition Assessment Survey 2023-2024

Architectural Inspection

M152

Question	Response
SITE	
STAIRS/RAMPS: EXTERIOR	
Site Cheek/flank Walls	
Deficiency	No deficiencies recorded
Railings	Inspected
Condition	4- Between Fair and Poor
Deficiency	MISSING
Deficiency Location/Instance	Exit to Nagle Avenue
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	Exit to Nagle Avenue
Violations	No photo recorded
	No violations recorded
Stairs/ramps	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded

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Does the SCA expect asset to have artwork?

No