

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Asset: P.S. 133 WILLIAM A. BUTLER - BROOKLYN, 610 BALTIC STREET, New York, 11217

Inspection Id	Inspection Type	Time In	Last Edited
ME : K317	Mechanical	2019-04-29 8:21 AM	2019-05-23 1:36 PM

Asset Data

Question	Answer
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	2
MERs/Fan Rooms Locations	None
Are there any spaces with Missing or Defective CO Detectors?	No
Are there any Emergency Stop Switches with Missing Hammers?	No
Are there any Painted/Obstructed Sprinkler Heads?	No
Have any Systems/Major Building Components been upgraded?	Yes
	Systems: Electric Domestic Water Heater for Kitchen
	Years: 2019

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Status	PhotoImage
No	Defective Fire/Smoke Damper	Fire/Smoke Damper does not reset	VENTILATION Metal Ductwork	3rd Floor	Julio Lock	Custodian	Sent to DSF	

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	1 - Good
Deficiency	No deficiencies recorded
Outdoor Unit	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Dry Cooler	Does not Exist
Packaged / Rooftop Unit	Inspected
Instance	Lower Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreezer
Equipment	RTU-1
Capacity/Size Quantity	36

**NYC Department of Education
Building Condition Assessment Survey 2018 - 2019**

Mechanical Inspection

K317

Question	Response
AIR CONDITIONING	
Packaged / Rooftop Unit	
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Lower Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreeze
Equipment	RTU-2
Capacity/Size Quantity	41
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Lower Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreeze
Equipment	RTU-3
Capacity/Size Quantity	61
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	OVER 20 TONS: DEFECTIVE CONTROLS
Deficiency Location/Instance	Lower Roof
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Main Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreezer
Equipment	RTU-4
Capacity/Size Quantity	40

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
AIR CONDITIONING	
Packaged / Rooftop Unit	
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	OVER 20 TONS: DEFECTIVE CONTROLS
Deficiency Location/Instance	Main Roof
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Main Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreeze
Equipment	RTU-5
Capacity/Size Quantity	132
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	OVER 20 TONS: DEFECTIVE CONTROLS
Deficiency Location/Instance	Main Roof
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Instance	Main Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreeze
Equipment	RTU-6
Capacity/Size Quantity	124
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded

**NYC Department of Education
Building Condition Assessment Survey 2018 - 2019**

Mechanical Inspection

K317

Question	Response
AIR CONDITIONING	
Packaged / Rooftop Unit	
Instance	Main Roof
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Source of Heating	Gas
Instance Manufacturer	Coolbreeze
Equipment	RTU-7
Capacity/Size Quantity	100
Capacity/Size UOM	Tons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Packaged Terminal A/C	Does not Exist
Refrigerant Piping	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Return Fan	Does not Exist
CENTRAL ACID WASTE NEUTRALIZING TANK	Does not Exist
CLIMATE CONTROL SYSTEM	Inspected
BMS	Inspected
Instance	Throughout
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	81-100%
Installation Year	2013
Source of Installation	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
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Pneumatic System	Does not Exist
Hybrid System	Does not Exist
Electric System	Does not Exist
COMPACTOR	Does not Exist
CONVEYING	Inspected
Dumbwaiter	Does not Exist
Elevator	Inspected
Are all the existing elevators operable?	Yes
Condition	1 - Good
Deficiency	No deficiencies recorded

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
CONVEYING	
Escalator	Does not Exist
Non-auditorium Handicap Lift - Vertical	Does not Exist
Non-auditorium Handicap Lift - Stair	Does not Exist
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	Water Meter Room C10
Instance Condition	1 - Good
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Federal Pump
Equipment	N/A
Capacity/Size Quantity	2
Capacity/Size UOM	Total # Pumps
Capacity/Size2 Quantity	30
Capacity/Size2 UOM	Total Pumps HP
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Hydraulic/Pneumatic Booster System	Does not Exist
Water Service	Inspected
Instance	Water Meter Room C10
Instance Condition	1 - Good
Instance Quantity	2
Instance Quantity Uom	EACH
Deficiency	No deficiencies recorded
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Domestic Water Heat Exchanger	Does not Exist
Electric Domestic Water Heater	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Gas Fired Domestic Water Heater	Inspected
Instance	Boiler Room (R02)
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	Lochinvar
Equipment	N/A
Capacity/Size Quantity	315

**NYC Department of Education
Building Condition Assessment Survey 2018 - 2019**

Mechanical Inspection

K317

Question	Response
DOMESTIC WATER SYSTEM	
Domestic Hot Water System	
Gas Fired Domestic Water Heater	
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	0
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	DEFECTIVE BURNER
Deficiency Location/Instance	Boiler Room (R02)
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Oil Fired Domestic Water Heater	Does not Exist
Domestic Water Distribution Piping	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
DRAIN/WASTE/VENT AND STORM SYSTEM	
Interior Storm Piping	Inspected
Condition	1 - Good
Deficiency	DEFECTIVE/LEAKS
Deficiency Location/Instance	Hallway in front of Room C023
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	REPLACE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Sewage/Waste/Vent Piping	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Sewage Ejector Pump	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Sump Pump	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)	Does not Exist
FIXTURES	
Staff And Other	Inspected
Janitor Sink	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
FIXTURES	
Staff And Other	
Lavatory/Sink	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Toilet	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Student	
Drinking Fountain	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Locker Room Shower	Does not Exist
Sink And Fountain Combo Unit	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Toilet	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	
Does not Exist	
GAS SERVICE	
Inspected	
Gas Distribution Piping	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Gas Meter Room Exhaust Fan	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Gas Meter Room Vent	Does not Exist
Gas Pressure Booster	Does not Exist
CO/Gas Leak Detection	Inspected
Instance	Boiler Room (R02)
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Instance	Gas Meter Room
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
GAS SERVICE	Inspected
CO/Gas Leak Detection	
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
HEATING	Inspected
Heating Coil In Ductwork	Does not Exist
Hydronic Heating	Inspected
Hydronic Hot Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Backflow Preventer	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Hot Water Heat Exchanger	Does not Exist
Radiator/Convactor/Fin Tube	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Steam Heating	Does not Exist
Steam supplied by External Sources	Does not Exist
Unit Heater/Cabinet Heater	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
HEATING PLANT	Inspected
Replacement Quantity	1,391
Replacement Uom	MBH Net
Instance on Main Roof Penthouse	Inspected
Burner Type	Gas
Heating Plant Oil Number	N/A
Boiler Auxiliaries	Inspected
Instance on Main Roof Penthouse	Inspected
Boiler Auxiliary Piping	
Instance on Main Roof Penthouse	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Boiler Emergency Stop Switch	
Instance on Main Roof Penthouse	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Boiler Feedwater System	
Instance on Main Roof Penthouse	Does not Exist
Boiler Feedwater Treatment(Automatic)	
Instance on Main Roof Penthouse	Does not Exist
Boiler Flue Exhaust	
Instance on Main Roof Penthouse	Does not Exist
Boiler Make-up Water Backflow Preventer	
Instance on Main Roof Penthouse	Inspected
Condition	4 - Between Fair and Poor
Deficiency	DEFECTIVE RPZ
Deficiency Location/Instance	Boiler Room

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
HEATING PLANT	
Boiler Auxiliaries	
Boiler Make-up Water Backflow Preventer	
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Boiler Room Steam And Condensate Piping	
Instance on Main Roof Penthouse	Does not Exist
Boiler Safety Valve	
Instance on Main Roof Penthouse	Does not Exist
Boiler System	
Instance on Main Roof Penthouse	Inspected
Coal-fired Boiler	
Instance on Main Roof Penthouse	Does not Exist
Hot Water Boiler	
Instance on Main Roof Penthouse	Does not Exist
Modular Boiler	
Instance on Main Roof Penthouse	Inspected
Instance	Boiler Room
Instance Condition	1 - Good
Instance Quantity	1,391
Instance Quantity Uom	MBH Net
Instance Manufacturer	Benchmark
Equipment	N/A
Capacity/Size Quantity	2,000
Capacity/Size UOM	MBH Input
Source of Capacity/Size	Documented
Installation Year	2013
Source of Installation	Documented
Deficiency	No deficiencies recorded
Steam Boiler	
Instance on Main Roof Penthouse	Does not Exist
Fuel System	
Instance on Main Roof Penthouse	Inspected
Boiler Fresh Air Louver/Damper	
Instance on Main Roof Penthouse	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Burner/Burner Control Panel	
Instance on Main Roof Penthouse	Does not Exist
Fuel Oil Storage/Supply System	
Instance on Main Roof Penthouse	Does not Exist
Gas Trains And Vent At The Boiler	
Instance on Main Roof Penthouse	Does not Exist
Enclosed IDF Room	
	Inspected

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
Enclosed IDF Room	
Instance on Room 417C	Inspected
Dedicated A/C Equipment	Inspected
Instance on Room 417C	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
KITCHEN	Inspected
Instance on Cellar	Inspected
CO Detector	Inspected
Instance on Cellar	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Gas System	Inspected
Instance on Cellar	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Grease Trap	Inspected
Instance on Cellar	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood	Inspected
Instance on Cellar	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Inspected
Instance on Cellar	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Hood Exhaust Fan	Inspected
Instance on Cellar	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood Fire Suppression System	Inspected
Instance on Cellar	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hot Water Temperature Booster	Inspected
Instance on Cellar	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Kitchen Sink	Inspected
Instance on Cellar	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
MDF Room	Inspected
Instance on Telecom Room 125	Inspected
Dedicated A/C Equipment	Inspected
Instance on Telecom Room 125	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	Does not Exist

**NYC Department of Education
Building Condition Assessment Survey 2018 - 2019**

Mechanical Inspection

K317

Question	Response
SCIENCE DEMO ROOM	Does not Exist
SCIENCE LAB	Inspected
Instance on Rooms 503, 504	Inspected
Alternative use	No
Acid Waste Neutralizing Tank	Does not Exist
Instance on Rooms 503, 504	Does not Exist
CO Detector	Not Required
Instance on Rooms 503, 504	Not Required
Emergency Shower	Does not Exist
Instance on Rooms 503, 504	Does not Exist
Eye Wash	Inspected
Instance on Rooms 503, 504	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	Does not Exist
Instance on Rooms 503, 504	Does not Exist
Hood Exhaust Fan	Does not Exist
Instance on Rooms 503, 504	Does not Exist
Fixed Laboratory Hood	Does not Exist
Instance on Rooms 503, 504	Does not Exist
Laboratory Sink	Inspected
Instance on Rooms 503, 504	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Rooms 503, 504	Does not Exist
SCIENCE PREP ROOM	Inspected
Instance on Room 501	Inspected
Alternative use	No
Instance on Room 502	Inspected
Alternative use	Yes
Acid Waste Neutralizing Tank	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
CO Detector	Not Required
Instance on Room 502	Not Required
Instance on Room 501	Not Required
Emergency Shower	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
Eye Wash	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
Hood Exhaust Ductwork	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
Hood Exhaust Fan	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
SCIENCE PREP ROOM	
Fixed Laboratory Hood	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
Laboratory Sink	Inspected
Instance on Room 502	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Instance on Room 501	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	Does not Exist
Instance on Room 502	Does not Exist
Instance on Room 501	Does not Exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Dry Sprinkler Alarm Valve Assembly	Does not Exist
Wet Sprinkler Alarm Valve Assembly	Does not Exist
Fire Booster Pump Assembly	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Roof Tank	Does not Exist
Siamese Connection	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Sprinkler Head	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Sprinkler Piping	Inspected
Condition	1 - Good
Deficiency	No deficiencies recorded
Standpipe System	Does not Exist
Water Gong	Does not Exist
SWIMMING POOL	
Does not Exist	
VENTILATION	
Exhaust Fan	Inspected
Approximate Total # of Fans	1-25
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Heating And Ventilating Unit	Does not Exist
Metal Ductwork	Inspected
Condition	1 - Good
Deficiency	DEFECTIVE FIRE/SMOKE DAMPER
Deficiency Location/Instance	3rd Floor
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 5
Purpose of Action	LEVEL 6
Deficiency Photo1	No photo recorded

NYC Department of Education
Building Condition Assessment Survey 2018 - 2019

Mechanical Inspection

K317

Question	Response
VENTILATION	
Metal Ductwork	Inspected
Violations	No violations recorded.
Supply Fan	Does not Exist
Unit Ventilator	Does not Exist