

NYC Department of Education
Building Condition Assessment Survey 2017 - 2018

Mechanical Inspection

K839

Asset: P.S. 134 MINISCHOOL - BROOKLYN, 4001 18TH AVENUE, New York, 11218

Inspection Id	Inspection Type	Time In	Last Edited
ME : K839	Mechanical	2018-04-02 12:21 PM	2018-04-02 3:10 PM

Asset Data

Question	Answer
Are there fuel tanks?	No
Total # of water main service entries to the asset	2
MERs/Fan Rooms Locations	MER 5
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: Gas Fired Domestic Water Heater; Kitchen - Grease Trap
	Years: 2012
	Systems: Water Service
	Years: 2010

Priority Condition

Priority Condition Exist Last Year?	Priority Category	Condition Description	Component Affected	Location Description	Person(s) Notified	Person(s) Title	Status	PhotoImage
No condition recorded								

Inspection

Question	Response
Mechanical	
AIR CONDITIONING	Does not Exist
CENTRAL ACID WASTE NEUTRALIZING TANK	Does not Exist
CLIMATE CONTROL SYSTEM	Inspected
BMS	Does not Exist
Pneumatic System	Does not Exist
Hybrid System	Does not Exist
Electric System	Inspected
Instance	Throughout
Instance Condition	3 - Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	81-100%
Deficiency	No deficiencies recorded
COMPACTOR	Does not Exist
CONVEYING	Does not Exist
DOMESTIC WATER SYSTEM	Inspected
Domestic Cold Water System	Inspected
Gravity System	Does not Exist
Pressure Booster System	Does not Exist
Water Service	Inspected
Instance	Water Meter Room
Instance Condition	1 - Good
Instance Quantity	2
Instance Quantity Uom	EACH
Deficiency	WATER MAIN: MISSING BACKFLOW PREVENTION DEVICE

**NYC Department of Education
Building Condition Assessment Survey 2017 - 2018**

Mechanical Inspection

K839

Question	Response
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
Water Service	
Deficiency Location/Instance	Water Meter Room
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	INSTALL
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Deficiency Photo1	No photo recorded
Violations	No violations recorded.
Domestic Hot Water System	Inspected
Domestic Hot Water Remote Storage Tank	Does not Exist
Domestic Water Heat Exchanger	Does not Exist
Electric Domestic Water Heater	Does not Exist
Gas Fired Domestic Water Heater	Inspected
Instance	MER 5
Instance Condition	2 - Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Instance Manufacturer	A.O. Smith
Equipment	N/A
Capacity/Size Quantity	75
Capacity/Size UOM	MBH Input
Capacity/Size2 Quantity	74
Capacity/Size2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2012
Source of Installation	Documented
Deficiency	No deficiencies recorded
Oil Fired Domestic Water Heater	Does not Exist
Domestic Water Distribution Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
DRAIN/WASTE/VENT AND STORM SYSTEM	
Interior Storm Piping	Does not Exist
Sewage/Waste/Vent Piping	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Sewage Ejector Pump	Does not Exist
Sump Pump	Does not Exist
DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)	Does not Exist
FIXTURES	
Staff And Other	Inspected
Janitor Sink	Does not Exist
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded

**NYC Department of Education
Building Condition Assessment Survey 2017 - 2018**

Mechanical Inspection

K839

Question	Response
FIXTURES	
Staff And Other	
Toilet	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Urinal	Does not Exist
Student	Inspected
Drinking Fountain	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Locker Room Shower	Does not Exist
Sink And Fountain Combo Unit	Does not Exist
Toilet	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
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	Does not Exist
HEATING	Inspected
Heating Coil In Ductwork	Does not Exist
Hydronic Heating	Does not Exist
Radiator/Convactor/Fin Tube	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Steam Heating	Does not Exist
Steam supplied by External Sources	Does not Exist
Unit Heater/Cabinet Heater	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
HEATING PLANT	Does not Exist
Enclosed IDF Room	Does not Exist
KITCHEN	Inspected
Instance on 1st Floor	Inspected
CO Detector	Not Required
Instance on 1st Floor	Not Required

**NYC Department of Education
Building Condition Assessment Survey 2017 - 2018**

Mechanical Inspection

K839

Question	Response
KITCHEN	
Gas System	Does not Exist
Instance on 1st Floor	Does not Exist
Grease Trap	Inspected
Instance on 1st Floor	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Hood	Does not Exist
Instance on 1st Floor	Does not Exist
Hood Exhaust Ductwork	Does not Exist
Instance on 1st Floor	Does not Exist
Hood Exhaust Fan	Does not Exist
Instance on 1st Floor	Does not Exist
Hood Fire Suppression System	Does not Exist
Instance on 1st Floor	Does not Exist
Hot Water Temperature Booster	Does not Exist
Instance on 1st Floor	Does not Exist
Kitchen Sink	Inspected
Instance on 1st Floor	Inspected
Condition	3 - Fair
Deficiency	No deficiencies recorded
MDF Room	Does not Exist
SCIENCE DEMO ROOM	Does not Exist
SCIENCE LAB	Does not Exist
SCIENCE PREP ROOM	Does not Exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	Inspected
Dry Sprinkler Alarm Valve Assembly	Does not Exist
Wet Sprinkler Alarm Valve Assembly	Does not Exist
Fire Booster Pump Assembly	Does not Exist
Roof Tank	Does not Exist
Siamese Connection	Inspected
Condition	3 - 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
Exhaust Fan	Inspected
Approximate Total # of Fans	1-25
Condition	3 - Fair
Deficiency	No deficiencies recorded
Heating And Ventilating Unit	Does not Exist
Metal Ductwork	Inspected

NYC Department of Education
Building Condition Assessment Survey 2017 - 2018

Mechanical Inspection

K839

Question	Response
VENTILATION	
Metal Ductwork	Inspected
Condition	2 - Between Good and Fair
Deficiency	No deficiencies recorded
Supply Fan	Does not Exist
Unit Ventilator	Does not Exist