### Mechanical Inspection

**Building Condition Assessment Survey 2018-2019**

**School:** P.S. 46 - BRONX, 279 EAST 196 STREET, BRONX, NY, 10458

<table>
<thead>
<tr>
<th>InspectionId</th>
<th>Inspection Type</th>
<th>Time In</th>
<th>Last Edited</th>
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<tbody>
<tr>
<td>3854</td>
<td>MECHANICAL</td>
<td>2019-04-16 08:05AM</td>
<td>2019-06-18 12:21PM</td>
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</table>

### Asset Data

<table>
<thead>
<tr>
<th>Question</th>
<th>Answer</th>
</tr>
</thead>
<tbody>
<tr>
<td>Have any Systems/Major Building Components been upgraded?</td>
<td>Systems: Fixtures - Toilets, Urinals (~80%)</td>
</tr>
<tr>
<td></td>
<td>Years: 2015</td>
</tr>
<tr>
<td></td>
<td>Systems: Boiler Feedwater System: Feedwater Tank</td>
</tr>
<tr>
<td></td>
<td>Years: 2012</td>
</tr>
<tr>
<td></td>
<td>Systems: Climate Control System - Pneumatic System: Air Compressor</td>
</tr>
<tr>
<td></td>
<td>YEARS: 2010</td>
</tr>
<tr>
<td></td>
<td>System: Refrigerated Air Dryer, Pneumatic PRV Station</td>
</tr>
<tr>
<td></td>
<td>Years: 2010</td>
</tr>
<tr>
<td></td>
<td>Systems: Climate Control System - Electrical System</td>
</tr>
<tr>
<td></td>
<td>Years: 2017</td>
</tr>
<tr>
<td></td>
<td>Systems: Kitchen - Hoods, Hood Exhaust Ductwork</td>
</tr>
<tr>
<td></td>
<td>Years: 2009</td>
</tr>
<tr>
<td></td>
<td>Systems: Gas Fired Domestic Water Heater</td>
</tr>
<tr>
<td></td>
<td>Years: 2008</td>
</tr>
<tr>
<td></td>
<td>Systems: Boiler #2 re-tubed</td>
</tr>
<tr>
<td></td>
<td>Years: 2018</td>
</tr>
<tr>
<td></td>
<td>Systems: Terminal Unit Thermostatic Traps (~70%); F&amp;T/Steam Drip Traps</td>
</tr>
<tr>
<td></td>
<td>YEARS: 2016</td>
</tr>
<tr>
<td></td>
<td>System: Climate Control System - Pneumatic System: Temperature Control</td>
</tr>
<tr>
<td></td>
<td>Thermostats (~50%)</td>
</tr>
<tr>
<td></td>
<td>Years: 2016</td>
</tr>
<tr>
<td></td>
<td>Systems: MDF Room - Dedicated A/C Equipment (DX Split System)</td>
</tr>
<tr>
<td></td>
<td>Years: 2014</td>
</tr>
<tr>
<td></td>
<td>Systems: Water Service (2 of 3)</td>
</tr>
<tr>
<td></td>
<td>Years: 2019</td>
</tr>
<tr>
<td>Are there fuel tanks?</td>
<td>Yes</td>
</tr>
<tr>
<td></td>
<td>Total # of above ground tanks</td>
</tr>
<tr>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Total capacity of all above ground tanks in gal.</td>
</tr>
<tr>
<td></td>
<td>7,500</td>
</tr>
<tr>
<td></td>
<td>Total # of below ground tanks</td>
</tr>
<tr>
<td></td>
<td>0</td>
</tr>
<tr>
<td></td>
<td>Total capacity of all below ground tanks in gal.</td>
</tr>
<tr>
<td></td>
<td>0</td>
</tr>
<tr>
<td></td>
<td>Total # of water main service entries to the asset</td>
</tr>
<tr>
<td></td>
<td>3</td>
</tr>
<tr>
<td>Are there any Emergency Stop Switches with Missing Hammers?</td>
<td>No components</td>
</tr>
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</table>

### Priority Condition

<table>
<thead>
<tr>
<th>Exist Last Year?</th>
<th>Priority Category</th>
<th>Condition Description</th>
<th>Component Affected</th>
<th>Location Description</th>
<th>Person(s) Notified</th>
<th>Person(s) Title</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td></td>
<td>Defective CO/Gas Leak Detection</td>
<td>CO/Gas Leak Detection</td>
<td>Boiler Room Mechanical Area, Custodian’s Office</td>
<td>Melvin Tiburcio</td>
<td>Custodian</td>
</tr>
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</table>

### Inspection

<table>
<thead>
<tr>
<th>Question</th>
<th>Response</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mechanical</td>
<td></td>
</tr>
<tr>
<td>AIR CONDITIONING</td>
<td>Does not exist</td>
</tr>
<tr>
<td>CENTRAL ACID WASTE NEUTRALIZING TANK</td>
<td>Does not exist</td>
</tr>
<tr>
<td>CLIMATE CONTROL SYSTEM</td>
<td>Inspected</td>
</tr>
<tr>
<td>BMS</td>
<td>Does not exist</td>
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</tbody>
</table>
## Mechanical Inspection

### NYC Department of Education

#### Building Condition Assessment Survey 2018-2019

#### X046

<table>
<thead>
<tr>
<th>Question</th>
<th>Response</th>
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</thead>
<tbody>
<tr>
<td><strong>CLIMATE CONTROL SYSTEM</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Electric System</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Instance</td>
<td>Throughout (Heat Timer System)</td>
</tr>
<tr>
<td>Instance Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Instance Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Building Area Covered by Operational System</td>
<td>81-100%</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Hybrid System</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Pneumatic System</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Instance</td>
<td>Throughout except Auditorium</td>
</tr>
<tr>
<td>Instance Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Instance Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Building Area Covered by Operational System</td>
<td>81-100%</td>
</tr>
<tr>
<td>Deficiency</td>
<td>DEFECTIVE TEMPERATURE CONTROL THERMOSTAT Rooms 306A, 310 and other locations</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td></td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td></td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>MAINTENANCE</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
</tr>
<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
</tr>
<tr>
<td>Violations</td>
<td>No violations recorded</td>
</tr>
<tr>
<td><strong>COMPACTOR</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>CONVEYING</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Ash Hoist</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>4- Between Fair and Poor</td>
</tr>
<tr>
<td>Are all the existing ash hoists operable?</td>
<td>No</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Dumbwaiter</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Elevator</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Escalator</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Non-auditorium Handicap Lift - Stair</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Non-auditorium Handicap Lift - Vertical</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Sidewalk Elevator</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>DOMESTIC WATER SYSTEM</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Domestic Cold Water System</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td><strong>Gravity System</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td><strong>Roof Tank</strong></td>
<td>Inaccessible</td>
</tr>
<tr>
<td><strong>Supply Pump</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Pressure Booster System</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td><strong>Electric Pressure Booster System</strong></td>
<td>Under construction</td>
</tr>
<tr>
<td><strong>Hydraulic/Pneumatic Booster System</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Water Service</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Instance</td>
<td>Basement - East and West Mechanical Areas near Exit Doors</td>
</tr>
<tr>
<td>Instance Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Instance Quantity</td>
<td>2</td>
</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td>Instance</td>
<td>Basement near Ash Hoist</td>
</tr>
<tr>
<td>Instance Condition</td>
<td>2- Between Good and Fair</td>
</tr>
<tr>
<td>Instance Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
</tbody>
</table>
### Domestic Water System

**Domestic Cold Water System**

**Water Service**

<table>
<thead>
<tr>
<th>Deficiency</th>
<th>WATER MAIN: MISSING BACKFLOW PREVENTION DEVICE</th>
</tr>
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<tbody>
<tr>
<td>Deficiency Location/Instance</td>
<td>Basement near Ash Hoist</td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>INSTALL</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
</tr>
<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
</tr>
<tr>
<td>Violations</td>
<td>No violations recorded</td>
</tr>
</tbody>
</table>

#### Domestic Hot Water System

**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

<table>
<thead>
<tr>
<th>Instance</th>
<th>Boiler Room Mechanical Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>Instance Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Instance Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
</tbody>
</table>

**Manufacturer**

A.O. Smith

**Equipment Id**

N/A

**Capacity/Size Quantity**

275

**Capacity/Size UOM**

MBH Input

**Capacity/Size 2 Quantity**

100

**Capacity/Size 2 UOM**

Gallons

**Source of Capacity/Size**

Documented

**Installation Year**

2006

**Source of Installation Year**

Documented

### Oil Fired Domestic Water Heater

Does not exist

### Domestic Water Distribution Piping

Inspected

### DRAIN/WASTE/VENT AND STORM SYSTEM

**Interior Storm Piping**

Inspected

**Sewage Ejector Pump**

Does not exist

**Sewage/Waste/Vent Piping**

Inspected

### Dual Temperature System (Chilled and Hot Water)

Does not exist

### Enclosed IDF Room

Does not exist

### FIXTURES

**Staff And Other**

Inspected

**Janitor Sink**

Inspected

**Lavatory/Sink**

Inspected
## Mechanical Inspection

<table>
<thead>
<tr>
<th>Question</th>
<th>Response</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>FIXTURES</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Staff And Other</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Lavatory/Sink</strong></td>
<td></td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td>Toilet</td>
<td></td>
</tr>
<tr>
<td>Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td>Urinal</td>
<td></td>
</tr>
<tr>
<td>Does not exist</td>
<td></td>
</tr>
<tr>
<td><strong>Student</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Drinking Fountain</strong></td>
<td></td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE, ETC.)</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td>Corridor near Library, Rooms 203, 210</td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td>3</td>
</tr>
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<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>MAINTENANCE</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
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<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
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<td>Violations</td>
<td>No violations recorded</td>
</tr>
<tr>
<td><strong>Lavatory/Sink</strong></td>
<td></td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE, ETC.)</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td>4th Floor Boy's Toilet Room</td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td>1</td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>MAINTENANCE</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
</tr>
<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
</tr>
<tr>
<td>Violations</td>
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</tr>
<tr>
<td><strong>Locker Room Shower</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Sink And Fountain Combo Unit</strong></td>
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</tr>
<tr>
<td><strong>Toilet</strong></td>
<td></td>
</tr>
<tr>
<td>Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td>Urinal</td>
<td></td>
</tr>
<tr>
<td>Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Deficiency</td>
<td>CLOGGED/LEAKING</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td>4th Floor Boy's Toilet Room</td>
</tr>
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<td>3</td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>MAINTENANCE</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
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<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
</tr>
<tr>
<td>Violations</td>
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</tr>
<tr>
<td><strong>GAS FIRED FURNACE</strong></td>
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<tr>
<td><strong>GAS SERVICE</strong></td>
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</tr>
<tr>
<td><strong>CO/Gas Leak Detection</strong></td>
<td></td>
</tr>
<tr>
<td>Instance</td>
<td>Boiler Room, Gas Meter Room</td>
</tr>
<tr>
<td>Instance Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Instance Quantity</td>
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</tr>
<tr>
<td>Instance Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Installation Year</td>
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</tr>
<tr>
<td>Source of Installation Year</td>
<td>Inspector Estimate</td>
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Page 4 of 9 Print Date: 7/3/2019
<table>
<thead>
<tr>
<th>Question</th>
<th>Response</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>GAS SERVICE</strong></td>
<td></td>
</tr>
<tr>
<td><strong>CO/Gas Leak Detection</strong></td>
<td></td>
</tr>
<tr>
<td>Deficiency</td>
<td>DEFECTIVE CONTROL PANEL</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td>Custodian’s Office, Boiler Room Mechanical Area</td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td>2</td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>REPAIR</td>
</tr>
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<td>Urgency of Action</td>
<td>PRIORITY 5</td>
</tr>
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<td>Purpose of Action</td>
<td>LEVEL 6</td>
</tr>
<tr>
<td>Violations</td>
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<tr>
<td><strong>Gas Distribution Piping</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>2- Between Good and Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Gas Meter Room Exhaust Fan</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Gas Meter Room Vent</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>2- Between Good and Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Gas Pressure Booster</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>HEATING</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Heating Coil In Ductwork</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Hydronic Heating</strong></td>
<td>Does not exist</td>
</tr>
<tr>
<td><strong>Radiator/Convector/Fin Tube</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>AUXILIARY (VALVE, VENT): DEFECTIVE</td>
</tr>
<tr>
<td>Deficiency Location/Instance</td>
<td>1st Floor Corridor adjacent to Stair “B”; Rooms 201, 413</td>
</tr>
<tr>
<td>Deficiency Quantity</td>
<td>3</td>
</tr>
<tr>
<td>Quantity Uom</td>
<td>EACH</td>
</tr>
<tr>
<td>Potential Action</td>
<td>MAINTENANCE</td>
</tr>
<tr>
<td>Urgency of Action</td>
<td>PRIORITY 3</td>
</tr>
<tr>
<td>Purpose of Action</td>
<td>LEVEL 2</td>
</tr>
<tr>
<td>Violations</td>
<td>No violations recorded</td>
</tr>
<tr>
<td><strong>Steam Heating</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td><strong>F&amp;T/Steam Drip Trap</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>1- Good</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>MER Steam and Condensate Piping</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Steam Condensate Return Piping</strong></td>
<td>Inspected</td>
</tr>
<tr>
<td>Condition</td>
<td>3- Fair</td>
</tr>
<tr>
<td>Deficiency</td>
<td>No deficiencies recorded</td>
</tr>
<tr>
<td><strong>Steam Condensate Return Pumping System</strong></td>
<td>Inspected</td>
</tr>
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### Mechanical Inspection

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

<table>
<thead>
<tr>
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### Mechanical Inspection

#### KITCHEN

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### VENTILATION

#### Heating And Ventilating Unit

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#### Supply Fan

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#### Unit Ventilator

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