

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

Mechanical Inspection

X283

School: **JONAS BRONCK ACADEMY - BRONX, 400 EAST FORDHAM ROAD, BRONX, NY, 10458**

InspectionId	Inspection Type	Time In	Last Edited
1684	MECHANICAL	2019-01-22 08:06AM	2019-01-22 07:26PM

Asset Data

Question	Answer
Have any Systems/Major Building Components been upgraded?	No System Upgraded
Are there fuel tanks?	No
Total # of water main service entries to the asset	0
MERs/Fan Rooms Locations	MERs 404, 425; Water Service Room 506
Are there any Emergency Stop Switches with Missing Hammers?	No components

Priority Condition

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

Inspection

Question	Response
Mechanical	
AIR CONDITIONING	Inspected
Chilled Water System	Inspected
Absorption Chiller	Does not exist
Air Cooled Chiller	Does not exist
Air Cooled Condenser	Does not exist
Backflow Preventer	Does not exist
Central Station Air Handler	Inspected
Instance	MER 404
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	AAON
EquipmentId	AHU-1
Capacity/Size Quantity	10
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Instance	MER 425
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	AAON
EquipmentId	AHU-2
Capacity/Size Quantity	3
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Instance	MER 425
Instance Condition	3- Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	AAON
EquipmentId	AHU-5

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Question	Response
AIR CONDITIONING	
Chilled Water System	
Central Station Air Handler	
Capacity/Size Quantity	5
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	DEFECTIVE CONTROLS
Deficiency Location/Instance	MER 425 / AHU-5
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Deficiency	DEFECTIVE MOISTURE DRAINAGE (BASIN & TUBING)
Deficiency Location/Instance	MER 425 / AHU-5
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Instance	MER 425
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	AAON
EquipmentId	AHU-4
Capacity/Size Quantity	8
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Instance	MER 425
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	AAON
EquipmentId	AHU-3
Capacity/Size Quantity	5
Capacity/Size UOM	Fan Motor HP
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Chilled Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Fan Coil Unit	Does not exist
Packaged Air Cooled Chiller	Does not exist
Water Cooled Chiller	Does not exist
Condenser Water Distribution: Piping, Pumps and Auxiliaries	Does not exist
Cooling Coil in Ductwork	Does not exist

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Question	Response
AIR CONDITIONING	
Cooling Tower	Does not exist
Dry Cooler	Does not exist
DX Split System	Inspected
Indoor Unit	Inspected
Condition	2- Between Good and Fair
Deficiency	UP TO 5 TONS:DEFECTIVE MOISTURE DRAINAGE (BASIN & TUBING)
Deficiency Location/Instance	Telecom Room 419C, Room 523G
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Outdoor Unit	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Packaged / Rooftop Unit	Does not exist
Packaged Terminal A/C	Does not exist
Refrigerant Piping	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Return Fan	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
CENTRAL ACID WASTE NEUTRALIZING TANK	Does not exist
CLIMATE CONTROL SYSTEM	Inspected
BMS	Inspected
Instance	Throughout
Instance Condition	4- Between Fair and Poor
Instance Quantity	1
Instance Quantity Uom	EACH
Building Area Covered by Operational System	0-20%
Installation Year	2009
Source of Installation Year	Documented
Deficiency	DEFECTIVE SYSTEM
Deficiency Location/Instance	Throughout
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	REPAIR
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Electric System	Does not exist
Hybrid System	Does not exist
Pneumatic System	Does not exist
COMPACTOR	Does not exist
CONVEYING	Inspected
Ash Hoist	Does not exist
Dumbwaiter	Does not exist
Elevator	Inspected
Condition	1- Good
Are all the existing elevators operable?	Yes

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Question	Response
CONVEYING	
Elevator	
Deficiency	No deficiencies recorded
Escalator	
	Does not exist
Non-auditorium Handicap Lift - Stair	
Condition	1- Good
Are all the existing non-auditorium handicap stair lifts operable?	Yes
Deficiency	No deficiencies recorded
Non-auditorium Handicap Lift - Vertical	
	Does not exist
Sidewalk Elevator	
	Does not exist
DOMESTIC WATER SYSTEM	
Domestic Cold Water System	
	Does not exist
Domestic Hot Water System	
Domestic Hot Water Remote Storage Tank	
Condition	1- Good
Deficiency	No deficiencies recorded
Domestic Water Heat Exchanger	
	Does not exist
Electric Domestic Water Heater	
	Does not exist
Gas Fired Domestic Water Heater	
Instance	Water Service Room 506
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Manufacturer	Lochinvar
EquipmentId	N/A
Capacity/Size Quantity	495
Capacity/Size UOM	MBH Input
Capacity/Size 2 Quantity	0
Capacity/Size 2 UOM	Gallons
Source of Capacity/Size	Documented
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Oil Fired Domestic Water Heater	
	Does not exist
Domestic Water Distribution Piping	
Condition	1- Good
Deficiency	No deficiencies recorded
DRAIN/WASTE/VENT AND STORM SYSTEM	
Interior Storm Piping	
Condition	1- Good
Deficiency	No deficiencies recorded
Sewage Ejector Pump	
	Does not exist
Sewage/Waste/Vent Piping	
Condition	1- Good
Deficiency	No deficiencies recorded
Sump Pump	
	Does not exist
DUAL TEMPERATURE SYSTEM (CHILLED AND HOT WATER)	
Dual Temperature Distribution: Piping, Pumps and Auxiliaries	
Condition	1- Good
Deficiency	No deficiencies recorded
Dual Temperature Terminal Fan Coil Unit	
Condition	1- Good
Deficiency	No deficiencies recorded
Enclosed IDF Room	

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Question	Response
Enclosed IDF Room	
Instance on Room 519C	Inspected
Dedicated A/C Equipment	
Instance on Room 519C	Inspected
Instance Condition	3- Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	Room 519C
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
FIXTURES	Inspected
Staff And Other	Inspected
Janitor Sink	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Lavatory/Sink	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Toilet	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Urinal	Does not exist
Student	Inspected
Drinking Fountain	Inspected
Condition	2- Between Good and Fair
Deficiency	DEFECTIVE AUXILIARY (FAUCET, SHUT OFF VALVE,ETC.)
Deficiency Location/Instance	Corridor near Girl's Toilet Room 518
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Lavatory/Sink	Inspected
Condition	2- Between Good and Fair
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	2- Between Good and Fair
Deficiency	No deficiencies recorded
Urinal	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
GAS FIRED FURNACE	Does not exist
GAS SERVICE	Inspected
CO/Gas Leak Detection	Inspected
Instance	Water Service Room 506

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Question	Response
GAS SERVICE	
CO/Gas Leak Detection	
Instance Condition	2- Between Good and Fair
Instance Quantity	1
Instance Quantity Uom	EACH
Installation Year	2009
Source of Installation Year	Documented
Deficiency	No deficiencies recorded
Gas Distribution Piping	Inspected
Condition	1- Good
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
HEATING	Inspected
Heating Coil In Ductwork	Does not exist
Hydronic Heating	Inspected
Backflow Preventer	Does not exist
Hot Water Heat Exchanger	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Hydronic Hot Water Distribution: Piping, Pumps and Auxiliaries	Inspected
Condition	1- Good
Deficiency	PIPING:DAMAGED/MISSING INSULATION
Deficiency Location/Instance	MER 425 @ AHU-5
Deficiency Quantity	10
Quantity Uom	L.F.
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Radiator/Convactor/Fin Tube	Does not exist
Steam Heating	Does not exist
Steam supplied by External Sources	Does not exist
Unit Heater/Cabinet Heater	Inspected
Condition	1- Good
Deficiency	DEFECTIVE
Deficiency Location/Instance	MERs 404, 425
Deficiency Quantity	2
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
HEATING PLANT	Does not exist
KITCHEN	
Instance on 5th Floor	Inspected
CO Detector	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Gas System	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair

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Question	Response
KITCHEN	
Gas System	
Deficiency	No deficiencies recorded
Grease Trap	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hood	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	
Instance on 5th Floor	Inspected
Instance Condition	3- Fair
Deficiency	DEFECTIVE
Deficiency Location/Instance	MER 425
Deficiency Quantity	1
Quantity Uom	EACH
Potential Action	MAINTENANCE
Urgency of Action	PRIORITY 3
Purpose of Action	LEVEL 2
Violations	No violations recorded
Hood Fire Suppression System	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hot Water Temperature Booster	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Kitchen Sink	
Instance on 5th Floor	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
MDF Room	
Instance on Room 417	Inspected
Dedicated A/C Equipment	
Instance on Room 417	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
SCIENCE DEMO ROOM	
	Does not exist
SCIENCE LAB	
Instance on Room 509	Inspected
Alternative Use	No
Acid Waste Neutralizing Tank	
Instance on Room 509	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
CO Detector	

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Question	Response
SCIENCE LAB	
CO Detector	
Instance on Room 509	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Emergency Shower	
Instance on Room 509	Does not exist
Eye Wash	
Instance on Room 509	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	
Instance on Room 509	Does not exist
Hood Exhaust Ductwork	
Instance on Room 509	Does not exist
Hood Exhaust Fan	
Instance on Room 509	Does not exist
Laboratory Sink	
Instance on Room 509	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Instance on Room 509	Does not exist
SCIENCE PREP ROOM	
Instance on Room 511	Inspected
Alternative Use	No
Acid Waste Neutralizing Tank	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
CO Detector	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Emergency Shower	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Eye Wash	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Fixed Laboratory Hood	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Ductwork	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Hood Exhaust Fan	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair

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Question	Response
SCIENCE PREP ROOM	
Hood Exhaust Fan	
Deficiency	No deficiencies recorded
Laboratory Sink	
Instance on Room 511	Inspected
Instance Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Make-up Air Unit	
Instance on Room 511	Does not exist
SPRINKLERS, STANDPIPE, FIRE SYSTEM	
Dry Sprinkler Alarm Valve Assembly	Does not exist
Fire Booster Pump Assembly	Does not exist
Roof Tank	Does not exist
Siamese Connection	Does not exist
Sprinkler Head	Inspected
Condition	2- Between Good and Fair
Deficiency	No deficiencies recorded
Sprinkler Piping	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Standpipe System	Does not exist
Water Gong	Does not exist
Wet Sprinkler Alarm Valve Assembly	Does not exist
SWIMMING POOL	Does not exist
VENTILATION	
Exhaust Fan	Inspected
Condition	1- Good
Approximate Total # of Fans	1-25
Deficiency	No deficiencies recorded
Heating And Ventilating Unit	Does not exist
Metal Ductwork	Inspected
Condition	1- Good
Deficiency	No deficiencies recorded
Supply Fan	Does not exist
Unit Ventilator	Does not exist