

80 BEEKMAN ST.



120 Kimball Terrace  
Yonkers, New York 10704

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**Inspection Report for Warren & Panzer Group**  
Inspection Address: 80 Beekman Street., NYC  
Inspection Date: 11/06/02

#### Exhaust Fans

| Fan # | Model                    | Manufacturer | Condition | Comments                                            |
|-------|--------------------------|--------------|-----------|-----------------------------------------------------|
| 1     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 2     | CBX-18-4                 | Greenheck    | Black     | Rooftop Units                                       |
| 3     | CX-13-B                  | Greenheck    | Black     | Rooftop Units                                       |
| 4     | CX-12-B                  | Greenheck    | Black     | Rooftop Units                                       |
| 5     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 6     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 7     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 8     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 9     | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 10    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 11    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 12    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 13    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 14    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 15    | CBX-18-4                 | Greenheck    | Black     | Rooftop Units                                       |
| 16    | CX-9-B                   | Greenheck    | Black     | Rooftop Units                                       |
| 17    | CX-10-B                  | Greenheck    | Black     | Rooftop Units                                       |
|       | No Information Available | Greenheck    | White     | Upper Bulkhead - Elevator Rm<br>Possible WTC Debris |

#### Basement HVAC

| Fan # | Model                    | Manufacturer             | Condition | Comments                      |
|-------|--------------------------|--------------------------|-----------|-------------------------------|
| HV3   | No Information Available | No Information Available | Black     | Heat for Hallways & Basement  |
|       | No Information Available | No Information Available | Black     | Fresh Air Intake For Basement |

#### Basement Exhaust

| Fan # | Model                    | Manufacturer             | Condition | Comments                             |
|-------|--------------------------|--------------------------|-----------|--------------------------------------|
|       | No Information Available | No Information Available | Black     | Basement/Compactor Rm/Transformer Rm |
|       | No Information Available | No Information Available | Lint      | Laundry Rm Exhaust                   |
|       | No Information Available | No Information Available | Lint      | Dryer Exhaust                        |

**Part 1.0 General Information**

|                                                                                   |  |                                                                      |                   |
|-----------------------------------------------------------------------------------|--|----------------------------------------------------------------------|-------------------|
| Date of Evaluation: <u>11/6/02</u>                                                |  | Building contact name and phone:                                     |                   |
| Evaluation Team (list name and affiliation):                                      |  |                                                                      |                   |
| <u>FRANK MORETTI - DUCT DUSTERS</u>                                               |  | (Environmental Professional)                                         |                   |
| <u>TONY GALLO - DUCT DUSTERS</u>                                                  |  | (HVAC/Electrical Professional)                                       |                   |
|                                                                                   |  | (Sheet Metal Professional)                                           |                   |
| Building Address:                                                                 |  | Type of Facility (check all that apply):                             |                   |
| <u>80 BEEKMAN ST</u>                                                              |  | <input checked="" type="checkbox"/> Residential                      |                   |
| <u>NEW YORK NY.</u>                                                               |  | <input type="checkbox"/> Multi-use                                   |                   |
|                                                                                   |  | <input type="checkbox"/> Other (describe)                            |                   |
|                                                                                   |  | Number of residential units:                                         | Number of floors: |
| HVAC System Types (check all that apply)                                          |  |                                                                      |                   |
| <input checked="" type="checkbox"/> Unit ventilator (single residence unit)       |  | <input type="checkbox"/> Wall/window AC unit (single residence unit) |                   |
| <input type="checkbox"/> Fan coil unit (single residence unit)                    |  | <input checked="" type="checkbox"/> Central ventilation system       |                   |
| <input type="checkbox"/> Heat pump unit (single residence unit)                   |  | <input checked="" type="checkbox"/> Passive shaft/duct               |                   |
| <input type="checkbox"/> Other (describe)                                         |  |                                                                      |                   |
| Location of outside air intake:                                                   |  |                                                                      |                   |
| Outside air intake accessible for inspection <u>X</u> <u>Y</u> <u>N</u> (explain) |  |                                                                      |                   |

**Part 2.0 Checklists****2.1 Ventilators, wall air conditioning units and window air conditioning units in common spaces**

| Ventilation System Identification: <u>PRO BATHROOM + KITCHEN EXHAUST - SEE ATTACHED</u>     |                                                                                                                                 |                    |                          |                           |                          |                                  |
|---------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|--------------------|--------------------------|---------------------------|--------------------------|----------------------------------|
| Location: <u>ROOF + BASEMENT</u>                                                            |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Access adequate for inspection of components: <u>YES</u>                                    |                                                                                                                                 |                    |                          |                           |                          |                                  |
| System Components                                                                           | System Component Substrate Material (sheet metal wrapped) (sheet metal lined) (fiberglass) (flexible connector) (double walled) | Dust/Dirt / Debris |                          |                           | Suspect WTC-Related Dust |                                  |
|                                                                                             |                                                                                                                                 | None               | Light (<1/16 inch depth) | Heavy (≥ 1/16 inch depth) | Present? (Y/N)           | Estimate % of total dust loading |
| Outside air intake louvers, grates and/or screens                                           |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Outside air duct                                                                            |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Outside air damper(s)                                                                       |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Return air grille                                                                           |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Return air plenum                                                                           |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Filter rack                                                                                 |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Filter media                                                                                |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Coils (evaporator)                                                                          |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Blower assembly                                                                             |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Condensate drain pan                                                                        |                                                                                                                                 |                    |                          |                           |                          |                                  |
| In-line electrical resistance strip heaters (in supply ducts connected to unit ventilators) |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Fire dampers                                                                                |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Turning vanes                                                                               |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Supply air plenum or supply duct                                                            |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Supply air plenum or supply duct liner                                                      |                                                                                                                                 |                    |                          |                           |                          |                                  |
| Supply air diffuser                                                                         |                                                                                                                                 |                    |                          |                           |                          |                                  |

**2.1 Ventilators, wall air conditioning units and window air conditioning units in common spaces (cont.)**

## ATTACHMENT A - SCOPE OF WORK

|                                                                |                                                                                           |
|----------------------------------------------------------------|-------------------------------------------------------------------------------------------|
| Other Information:                                             |                                                                                           |
| <input type="checkbox"/> Unit cycled prior to inspection       | <input type="checkbox"/> Color of dust/dirt/debris                                        |
| <input type="checkbox"/> Filter loading (general impression)   | <input type="checkbox"/> Water damage                                                     |
| <input type="checkbox"/> Filter bypass (describe)              | <input type="checkbox"/> Visible suspect mold growth                                      |
| <input type="checkbox"/> Abraded/delaminated acoustical lining | <input type="checkbox"/> Evidence of animal incursion (carcasses, feathers, fecal matter) |
| General Impression:                                            |                                                                                           |

## 2.2 Fan coil/ heat pump units in common spaces

| Ventilation System Identification:                             |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------|--------------------------|---------------------------|--------------------------|----------------------------------|
| Location:                                                      |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Access adequate for inspection of components:                  |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| System Components                                              | System Component Substrate Material (sheet metal wrapped) (sheet metal lined) (fiberglass) (flexible connector) (double walled) | Dust/Dirt/Debris                                                                          |                          |                           | Suspect WTC-Related Dust |                                  |
|                                                                |                                                                                                                                 | None                                                                                      | Light (<1/16 inch depth) | Heavy (≥ 1/16 inch depth) | Present? (Y/N)           | Estimate % of total dust loading |
| Return air grille                                              |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Return air plenum                                              |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Filter rack                                                    |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Filter media                                                   |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Blower assembly                                                |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Thermal coils                                                  |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Supply air plenum                                              |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Supply air diffuser                                            |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| Other Information:                                             |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |
| <input type="checkbox"/> Unit cycled prior to inspection       |                                                                                                                                 | <input type="checkbox"/> Color of Dust/Dirt/Debris                                        |                          |                           |                          |                                  |
| <input type="checkbox"/> Filter loading (general impression)   |                                                                                                                                 | <input type="checkbox"/> Water damage                                                     |                          |                           |                          |                                  |
| <input type="checkbox"/> Filter bypass (describe)              |                                                                                                                                 | <input type="checkbox"/> Visible suspect mold growth                                      |                          |                           |                          |                                  |
| <input type="checkbox"/> Abraded/delaminated acoustical lining |                                                                                                                                 | <input type="checkbox"/> Evidence of animal incursion (carcasses, feathers, fecal matter) |                          |                           |                          |                                  |
| General Impression:                                            |                                                                                                                                 |                                                                                           |                          |                           |                          |                                  |

## 2.3 Central ventilation systems

|                                                                                                                                                                                                                                                       |              |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|
| Ventilation System Identification:                                                                                                                                                                                                                    |              |
| HEATER FOR BASEMENT/HALLWAYS - HVI                                                                                                                                                                                                                    |              |
| Location: BASEMENT                                                                                                                                                                                                                                    | Area Served: |
| Mechanical room: clean <input checked="" type="checkbox"/> Y <input type="checkbox"/> N dry <input checked="" type="checkbox"/> Y <input type="checkbox"/> N stored chemicals/refuse <input checked="" type="checkbox"/> Y <input type="checkbox"/> N |              |
| Access adequate for inspection of components: YES                                                                                                                                                                                                     |              |
| AHU interior surfaces are visibly accessible: YES                                                                                                                                                                                                     |              |

2.3 Central ventilation systems (continued) ATTACHMENT A – SCOPE OF WORK

| System Components                                                                                                                                | System Component Substrate Material | Dust/Dirt/Debris |                                                                                           |                           | Suspect WTC-Related Dust |                                  |
|--------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------|------------------|-------------------------------------------------------------------------------------------|---------------------------|--------------------------|----------------------------------|
|                                                                                                                                                  |                                     | None             | Light (<1/16 inch depth)                                                                  | Heavy (≥ 1/16 inch depth) | Present? (Y/N)           | Estimate % of total dust loading |
| Outside air intake louvers, grates and/or screens                                                                                                |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Outside air duct                                                                                                                                 |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Outside air damper(s)                                                                                                                            |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Return air grilles                                                                                                                               |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Return air plenum                                                                                                                                |                                     |                  |                                                                                           |                           |                          |                                  |
| Return air plenum damper                                                                                                                         |                                     |                  |                                                                                           |                           |                          |                                  |
| Return air ducts                                                                                                                                 |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Turning vanes                                                                                                                                    |                                     |                  |                                                                                           |                           |                          |                                  |
| Mixing chambers                                                                                                                                  |                                     |                  | X                                                                                         |                           |                          |                                  |
| Filter rack(s)                                                                                                                                   |                                     |                  |                                                                                           |                           |                          |                                  |
| Filter banks/media                                                                                                                               |                                     |                  |                                                                                           | X                         | N                        |                                  |
| Pre-heat coils                                                                                                                                   |                                     |                  |                                                                                           |                           |                          |                                  |
| Cooling coils                                                                                                                                    |                                     |                  | X                                                                                         |                           |                          |                                  |
| Re-heat coils                                                                                                                                    |                                     |                  |                                                                                           |                           |                          |                                  |
| Humidification and/or air cleaning equipment                                                                                                     |                                     |                  |                                                                                           |                           |                          |                                  |
| Fire dampers                                                                                                                                     |                                     |                  |                                                                                           |                           |                          |                                  |
| In-line re-heat coils                                                                                                                            |                                     |                  |                                                                                           |                           |                          |                                  |
| Acoustical blower housing lining                                                                                                                 |                                     | Y                |                                                                                           |                           |                          |                                  |
| Duct connectors                                                                                                                                  |                                     |                  |                                                                                           |                           |                          |                                  |
| Blower assembly including blower wheel, blower housing, air vanes, in-line noise attenuators, acoustical treatments (e.g. baffles, duct linings) |                                     | X                |                                                                                           |                           |                          |                                  |
| Condensate drain pan                                                                                                                             |                                     |                  |                                                                                           |                           |                          |                                  |
| Condensate accumulator                                                                                                                           |                                     |                  |                                                                                           |                           |                          |                                  |
| Supply air plenum                                                                                                                                |                                     |                  |                                                                                           |                           |                          |                                  |
| Supply air plenum damper(s)                                                                                                                      |                                     |                  |                                                                                           |                           |                          |                                  |
| Supply air ducts                                                                                                                                 |                                     |                  | X                                                                                         |                           | N                        |                                  |
| -High pressure - main trunk                                                                                                                      |                                     |                  |                                                                                           |                           |                          |                                  |
| -Low pressure - branches                                                                                                                         |                                     |                  |                                                                                           |                           |                          |                                  |
| Supply plenum or supply duct linings                                                                                                             |                                     |                  | X                                                                                         |                           | N                        |                                  |
| Supply air duct damper(s)                                                                                                                        |                                     |                  |                                                                                           |                           |                          |                                  |
| Supply air diffusers                                                                                                                             |                                     |                  |                                                                                           |                           |                          |                                  |
| Terminal-boxes                                                                                                                                   |                                     |                  |                                                                                           |                           |                          |                                  |
| Open or ducted passive ventilation shaft(s)                                                                                                      |                                     |                  |                                                                                           |                           |                          |                                  |
| Other Information:                                                                                                                               |                                     |                  |                                                                                           |                           |                          |                                  |
| <input type="checkbox"/> Unit cycled prior to inspection                                                                                         |                                     |                  | <input type="checkbox"/> Color of Dust/Dirt/Debris                                        |                           |                          |                                  |
| <input type="checkbox"/> Filter loading (general impression)                                                                                     |                                     |                  | <input type="checkbox"/> Water damage                                                     |                           |                          |                                  |
| <input type="checkbox"/> Filter bypass (describe)                                                                                                |                                     |                  | <input type="checkbox"/> Visible suspect mold growth                                      |                           |                          |                                  |
| <input type="checkbox"/> Abraded/delaminated acoustical lining                                                                                   |                                     |                  | <input type="checkbox"/> Evidence of animal incursion (carcasses, feathers, fecal matter) |                           |                          |                                  |

# ATTACHMENT A – SCOPE OF WORK

## 2.4 Sampling

Sampling is required if light to heavy dust is present that is not visually identified as WTC related (maximum 5 samples).

|                                              |
|----------------------------------------------|
| Samples Collected: <u>  Y  </u> <u>  N  </u> |
| Sample Locations:                            |
| Location 1:                                  |
| Location 2:                                  |
| Location 3:                                  |
| Location 4:                                  |
| Location 5:                                  |