



UNITED ENGINEERING CONSULTANTS, INC.

- Building Condition Surveys
- Contract Administration
- Corrosion Control Design
- Structural Inspection & Design
- Project Planning & Management

FIELD OBSERVATION REPORT PERMIT # BLDC-000287-2020

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| | | Report No. 50 | Page 1 of 1 |
| Project: | Southpoint Condominium | Inspection For: | Restoration Project |
| Day/Date: | Thursday, October 22, 2020 | Job No. | 19-1086 |
| Location: | 4453 S. Atlantic Ave, Ponce Inlet | Engineer: | Timothy J. Snook, P.E. |
| Contractor: | ACE Enterprises, LLC | Project Foreman: | Wes Swaim |
| Subcontractor: | N/A | Inspector: | Timothy J. Snook, P.E. |
| Weather: | 81 Degrees @ 8:30 A.M. Sunny Breezy 50% Chance of Rain | | |
| Workforce Total: | 12 | | |
| Activities: | Concrete repair, deck coating, stucco application | | |

Observation Report:

The base coat has been applied to the walkways of the 2nd floor through the 7th floor (See Photos 1-2). Any blisters are being flat caulked as recommended by the Manufacturer. Application of the intermediate coat sanded to the point of rejection will begin on the 2nd floor progressing upwards.

Stucco application is in-progress on the 07 stack balconies.

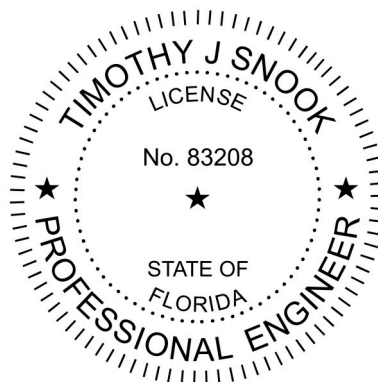
The Engineer was on-site to inspect the completed repairs header repairs and the window sill of Units 108 and 109 (See Photos 3-4). The excavations conformed to ICRI standards. Supplemental steel was installed as directed. The reinforcing steel was cleaned. The excavations were approved to be cast.

Concrete demolition and forming continues in the garage under the building.

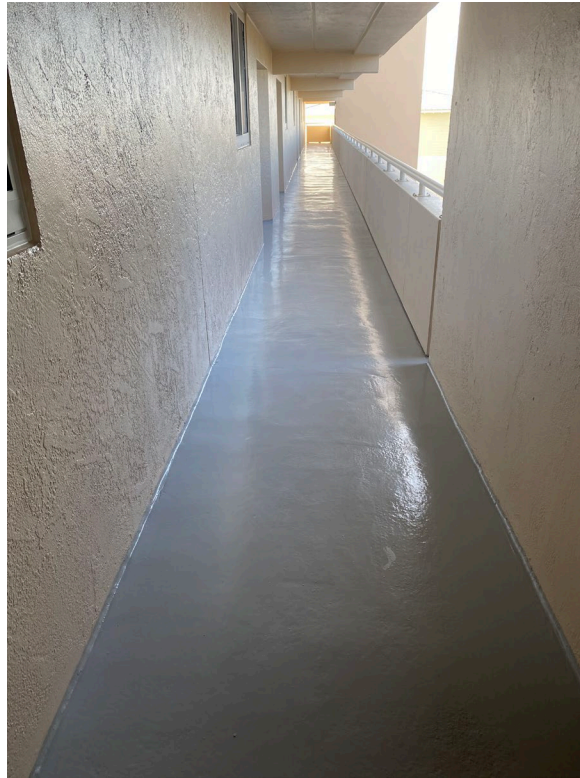
The Contractor excavated a small area of a bulging crack on the bottom side of Unit 108. The crack runs North to South under the balcony and bedroom. The exploratory work found two corroded tendons in the hollow core slab (See Photo 5). One tendon was fully broken and the other had broken strands. The Engineer notified the Manager and recommended the repair be made full depth since the crack transfers through the top of the panel. Cracks can be seen in the tile in the bedroom.

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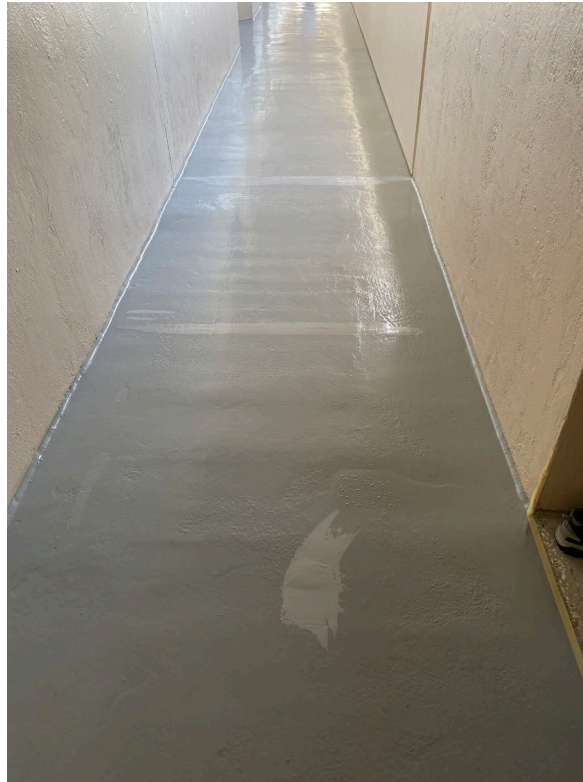
Timothy J. Snook, P.E.
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Picture 1: Typical base coat application



Picture 2: Typical flat caulking of blisters



Picture 3: Header repair at Women's bathroom



Picture 4: Unit 108 and 109 window sill repairs



Picture 5: Broken tendons in ceiling of slab below Unit 108