



HEADQUARTERS
 10405 TECHNOLOGY TERRACE
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FIELD OBSERVATION REPORT - Bldgs. #10

Permit No.:	18-177562 00 BR	Project:	R1503-302E
Owner:	Vintage Grand Condo Assn, Inc.	Contact:	Glenn Atelli
Project Address:	4001 Crockers Lake Blvd., Sarasota, FL	Phone/Fax:	(941) 923-7380
Contractor:	RL James Inc	Contact:	Craig Nicholas / Robert Branscombe
Inspector (s):	Mark Boss PM	Phone:	(941)232-6486 / (239) 379-1978
Type of Assessment:	Progress		

LEGEND:
 X: Complete
 /: In Progress

Date:	10/28/19	Time:	9:30 AM	Weather:	Fair	Approx. Temp.:	81° F
Date:	10/29/19	Time:	12:55 PM	Weather:	Partly Cloudy	Approx. Temp.:	89° F
Date:	10/31/19	Time:	9:50 AM	Weather:	Fair	Approx. Temp.:	85° F

Elevation	Demo	Gable Bracing	Gable Vents	Framing & strapping	Sheathing	Soffit	Window flashing	Window Install	Stucco Lath Acc	Stucco	Sealant	Attics	Painting	Punch	Comments
A		NA	NA									NA			
B		NA	NA									X			
C		NA	NA									NA			
D	X	X	/	X	X		/	/				X			Contractor has installed new plywood sheathing (Photograph #8). Contractor has fastened plywood at 4" O.C. along perimeter of sheathing with 8d common nails (Photographs #9 and #10). Contractor nailing sheathing at several locations marked by Delta for correction (Photograph #11). Contractor has applied Tyvek HomeWrap water resistant barrier (Photograph #12). Corner overlapping of Tyvek HomeWrap (Photograph #13). Horizontal lapping of Tyvek HomeWrap (Photograph #14). Tyvek HomeWrap cut for application of new Dupont Flashing at window opening (Photograph #15). Tyvek / Dupont manufacturer's representative observing and demonstrating flashing application with contractor (Photographs #16 and #17). Dupont StraightFlash at window jamb overlapping Dupont FlashWrap at window sill (Photograph #18). New PGT windows fastened 5" O.C. with 8d common nails (Photographs #19 and #20).
E	X	NA	NA	X	/							NA			Contractor installing new plywood sheathing (Photograph #21). Copper-Green wood preservative applied at bottom 2 feet of framing (Photographs #22 and #23).
F	X	NA	NA	/	/							X			Sealant installed at pressure treated plywood to floor foundation as per C.O.#2 (Photograph #24). Framing repairs at balcony return walls in progress as directed by ESI #1 (Photograph #25). 16d common nails for framing repairs (Photograph #26). Deteriorated flashing at balcony will require replacement where deck boards have been removed for replacement (Photograph #27). Additional deteriorated framing discovered at door threshold will require replacement (Photograph #28).
G	X	NA	NA	/								NA			
H															

ACTION REQUIRED BY CONTRACTOR:

- Deteriorated flashing at balcony will require replacement where deck boards have been removed for replacement (Photograph #27).
- Additional deteriorated framing discovered at door threshold will require replacement (Photograph #28).

PREVIOUSLY NOTED ACTION REQUIRED BY CONTRACTOR:

- None.

ACTION REQUIRED BY OWNER:

- Roofing sheathing damage and roof leaks to be repaired by owners roofing contractor.
- Unit #1018- Damaged drywall to be repaired from interior of unit.

ACTION REQUIRED BY ENGINEER:

- None.

Based on the site observations conducted, this firm certifies that to the best of its knowledge and belief, the Work has progressed as stated in accordance with the construction documents and that the information provided in this report is true and correct. This communication is intended as a record of the conditions observed as of the date of the site visit solely.

Engineer: Steven J. Mainardi P. E. Date: 11.04.19