



STRUCTURAL

Building / Structure address 1428 SE 4 AVENUE DEERFIELD BEACH
 Legal description DEERFIELD PINES CONDO
 Folio Number of Building /Structure 484307 AD
 Owner's name DEERFIELD PINES CONDO
 Owner's mailing address 1428 SE 4 AVENUE DEERFIELD BEACH FL 33441
 Building Code Occupancy Classification R4 In accordance with Building Code Edition
 Type of Construction SB In accordance with Building Code Edition
 Electrical Installation _____ In accordance with National Electrical Code Edition
 Size (Square Footage) 136.000
 Number of Stories 2

Inspection Firm

Inspection Firm or Individual ASSOC. GEN. KINETICS - AGK
 Address 4920 N DIXIE COA 26073
 Phone 9-772 8345
 Inspection Commencement Date _____ Inspection Completion Date _____
 Inspection made by D. ARPIN

In accordance with Section 110.15 of the Broward County Administrative provisions of the Florida Building Code and the Broward County Board of Rules and Appeals Policy # 05-05 the required safety inspection has been completed.

☐ No Repairs required

☒ Repairs are required as outlined in the attached inspection report. MANUAL ROOFS

Licensed Professional Engineer

License# COA 26073 #28585

"I am qualified to practice in the discipline in which I am hereby signing."

Signature and Date

As a routine matter, and in order to avoid possible misunderstanding, nothing in this Inspection Report Form, attached Minimum Inspection Guideline and our Non-Destructive Observations, should be construed directly, or indirectly, as guaranteed or warranty for any portions of the structure. To the best of my knowledge and ability, this report represents an accurate appraisal of the present condition of the structure, based upon careful evaluation of observed conditions, to the extent reasonably possible.

Seal

AUG 6 2014

2 STORY APT

MINIMUM INSPECTION GUIDELINES
FOR BUILDING SAFETY INSPECTION
STRUCTURAL

I. Masonry Walls

CODE COMPLIANT

REQUIRES REPAIR

A. General Description

1. Concrete masonry units
2. Clay tile or terra cotta units
3. Reinforced concrete tie columns
4. Reinforced concrete tie beams
5. Lintels
6. Other type bond beams

✓
N/A
✓
✓
✓
N/A

B. Cracks: Identify crack size as ^HHAIRLINE if barely discernible; ^FFINE if less than 1 mm in Width; ^WMEDIUM if between 1 and 2 mm in width; ^WWIDE if over 2 mm

1. Location - note beams, columns, other CBS WALL -
2. Description HAIRLINE ✓
SE COR

C. Spalling:

1. Location - note beams, columns, other
2. Description

NONE ✓

D. Rebar corrosion

1. None visible ←
2. Minor
3. Significant - structural repairs required (describe)

II. Floor and Roof Systems:

A. Roof:

WOOD TRUSSES - FLAT - ✓

1. Describe type of framing system (flat, slope, type roofing, type roof deck, condition)
2. Note water tanks, cooling towers, air conditioning equipment, signs, other heavy equipment and condition of supports.
ACCU UNITS ON STANDS ✓
3. Note types of drains and scuppers and condition. -

GUTTERS ✓

REPAIR VERTICAL (WALL) ROOF-REAR OF
VARIOUS BUILDINGS MANARDS ✓

①

B. Floor system(s):

1. Describe (type of system framing, material, condition) - CONCRETE SLABS ✓
2. Heavy equipment and conditions of support NONE

C. Inspection - note exposed areas available for inspection, and where it was found necessary to open ceilings, etc. for inspection of typical framing members. ATTIC HATCHESIII. Steel Framing Systems: HAND RAILS ✓

- A. Description -
- B. Exposed Steel - describe condition of paint & degree of corrosion. ✓
- C. Concrete or other fireproofing - note any cracking or spalling, and note where any covering was removed for inspection.
- D. Elevator sheaves beams & connections, and machine floor beams - note Condition. N/A

IV. Concrete Framing Systems: ✓

- A. Full description of structural system.
- B. Cracking: CBS - TIE COIL + T-BAR
1. Not significant.
2. Location and description of members affected and type cracking.
- C. General condition. GOOD
- D. Rebar corrosion ✓
1. None visible.
2. Minor
3. Significant - structural repairs required (describe)

V. Windows:

- A. Type (Wood, steel, aluminum, jalousie, single hung, double hung, casement, awning, pivoted, fixed, other) ✓
- B. Anchorage - type & condition of fasteners and latches. - ALL HOLES IN FRAME W/ ANCH
- C. Sealants - type & condition of perimeter sealants & at mullions. - ADEQUATE ✓
- D. Interior seals - type & condition at operable vents.
- E. General condition. - GOOD
- (2)

CODE

RPR

VI. Wood Framing:

INT. WALLS - ROOF TRUSSES ✓

- A. Describe floor system
- B. Note condition connector or stress N/A
- C. Note rotting or termite damage NONE
- D. Note alignment problems NONE
- E. Note bearing deficiencies NONE
- F. Note any significant damage that might affect safety and stability of building structure. NONE

VII. Exterior Finishes / Note any structural deficiencies in the following.

- A. Stucco ✓
- B. Veneer
- C. Soffits - PLASTER
- D. Ceiling - PLASTER
- E. Other