

# ARCHITECT'S FIELD REPORT

050

<b>PROJECT</b>	<b>Eagle's Nest Townhouses</b> 11 Morning Glory Way & 31 Marcellina Lane Mt. Crested Butte, CO 81225	<b>DATE</b>	5/18/11
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CONDITIONS			
<b>DATE</b>	5/18/11	<b>TIME</b>	8:30 am
<b>WEATHER</b>	Overcast	<b>TEMP</b>	46 deg

WORK OBSERVED	
Phase II – Retaining Wall Repairs & Existing Conditions	
TRADES PRESENT	
None	

PRESENT		
Ben White	Ben White Architecture	970-349-5378
Grant Benton	Crested Butte Lodging	970-349-7683

COMMENTS & OBSERVATIONS
<ol style="list-style-type: none"> <li>1. Observed Lacy Construction mobilization. Precast manholes have been delivered and heavy equipment is on site.</li> <li>2. Measured the Lower Level Soil Nail Wall to determine if quantities matched the recent invoice. The wall is approximately 48 feet long and 10 feet tall at the southern end. The wall surface slopes to the north approximately half-way and narrows to a height of 3 feet. The area measures approximately 396 square feet.</li> <li>3. Investigated the garage slab condition at Unit 36. The garage slab has settled approximately 3" mid-span and damage at the garage door threshold revealed a void approximately 4" deep.</li> <li>4. Investigated Unit 26 for a potential dryer vent solution. Laundry machines had been moved to the 3<sup>rd</sup> Floor rear bedroom to facilitate new venting to the exterior.</li> <li>5. Observed degraded concrete below the Upper Level Hot Tub. Grant believes the degradation of the concrete is due to the chlorine in the hot tub coming in contact with the concrete slab.</li> </ol>

PHOTO –WORK ITEM	DESCRIPTION	ACTION
	<p>5/18/11 – Photo 1</p> <p>Lower Level Lot – Lacy construction is delivering precast concrete materials.</p>	<p>Note</p>
	<p>5/18/11 – Photo 2 Lower Level Parking</p> <p>Lacy Construction has mobilized heavy equipment. Grader is pictured.</p>	<p>Note</p>
	<p>5/18/11 – Photo 3 Lower Level Soil Nail Wall</p> <p>The southern portion of the completed soil nail wall.</p>	<p>Note</p>
	<p>5/18/11 – Photo 4 Lower Level Soil Nail Wall</p> <p>The middle portion of the completed soil nail wall.</p>	<p>Note</p>


PHOTO –WORK ITEM	DESCRIPTION	ACTION
	<p>5/18/11 – Photo 5 Lower Level Soil Nail Wall</p> <p>The northern portion of the completed soil nail wall.</p>	<p>Note</p>
	<p>5/18/11 – Photo 6 Unit 36 Garage Slab</p> <p>South garage wall. Note the paint on the wall indicates the extent of the slab settlement.</p>	<p>ENT BWA</p>
	<p>5/18/11 – Photo 7 Unit 36 Garage Slab</p> <p>Detail of Photo 6 showing approximately 3” of settlement at mid-span.</p>	<p>ENT BWA</p>




PHOTO –WORK ITEM	DESCRIPTION	ACTION
	<p>5/18/11 – Photo 8 Unit 36 Garage Slab</p> <p>Threshold of garage door. Note damage in the lower portion of the photo.</p>	<p>ENT BWA</p>
	<p>5/18/11 – Photo 9 Unit 36 Garage Slab</p> <p>Damaged area revealed a void approximately 8” deep.</p>	<p>ENT BWA</p>
	<p>5/18/11 – Photo 10 Unit 36 Garage Slab</p> <p>Crack is visible along western end of the garage slab leading from the entry door to the Owner’s Storage Closet.</p>	<p>ENT BWA</p>

PHOTO -WORK ITEM	DESCRIPTION	ACTION
	<p>5/18/11 – Photo 11 Upper Level Hot Tub</p> <p>Spalling concrete at hot tub perimeter.</p>	<p>ENT BWA</p>
	<p>5/18/11 – Photo 12 Upper Level Hot Tub</p> <p>Spalling concrete at hot tub perimeter.</p>	<p>ENT BWA</p>

END OF FIELD REPORT