

Field Observation Report

Project:	Riviera Club - 7500 Estero Blvd, Fort Meyer Beach, FL	Report Number:	
Client:	Claremont Property Co.	Inspection Date, Time:	Wed, 10-26-2022, 10:49 AM (-5 GMT)
Architect:		Report Date:	10-28-2022

Weather:

<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Snow	<input type="checkbox"/> Warm
<input type="checkbox"/> Overcast	<input type="checkbox"/> Foggy	<input type="checkbox"/> Hot
<input type="checkbox"/> Rain	<input type="checkbox"/> Cold	<input type="checkbox"/>

Site Conditions

<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Wet
<input type="checkbox"/> Muddy	<input type="checkbox"/>
<input type="checkbox"/> Dusty	Temp. Range <u>68-84</u>

Inspection Day

<input type="checkbox"/> Mon	<input type="checkbox"/> Thurs	<input type="checkbox"/> Sun
<input type="checkbox"/> Tue	<input type="checkbox"/> Fri	
<input checked="" type="checkbox"/> Wed	<input type="checkbox"/> Sat	

Persons Contacted:

Work Observed: CES performed a limited visual structural observation. The purpose of the inspection was to assess the general condition of the building. Only select units in the building were entered. The Riviera Club is a 13-story concrete building with CMU infill walls. It is assumed to be supported by a driven pile foundation system. For this report the ground level floor is referred to as “ground floor”. The first elevated level is the “first floor”.

Items of note:

1. Slab wash out at the ground level. Multiple areas of voids were noted below the ground level (parking garage). Recommend the slab be replaced on a properly compacted subgrade.
2. Barrier wall and column damage at garage west of garage.
3. All ground floor CMU walls to be repaired and replaced as required.
4. Room 107. Damage to balcony. Will require further investigation and repair.

Based on the site observations it is CES’s opinion that the overall structural integrity of the building has maintained its integrity.

Items Discussed:

Remarks:

See the attached photos.

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Copies Owner A/E Contractor Consultants File

Photos

Front Elevation(East)



Disposition

North elevation.



Disposition

West elevation (facing gulf)



Disposition

South elevation



Disposition

Southwest corner. Blown CMU wall with damage to the first floor slab. See following photo for slab damage.



Disposition

Damage to second floor slab at south west corner.



Disposition

Wash out at south west corner. The foundation appears unaffected.



Disposition

Wash out under the ground floor slab.



Disposition

Slab wash out front of ground level.



Disposition

Slab wash out



Disposition

Damage at parking barrier wall with crack extending into column.



Disposition

Minor damage to column at beach entry from the garage. After the stucco/wall finish removed the column should be re inspected.



Disposition

Building columns appear to be undamaged.



Disposition

Blown out CMU wall. Replace as required.



Disposition

CMU wall blow out and foundation wash out.
Foundation appears to be undamaged. The block wall
blow out did damage the floor above.



Disposition

Exposed and rusted rebar in the column(northwest
corner of building).



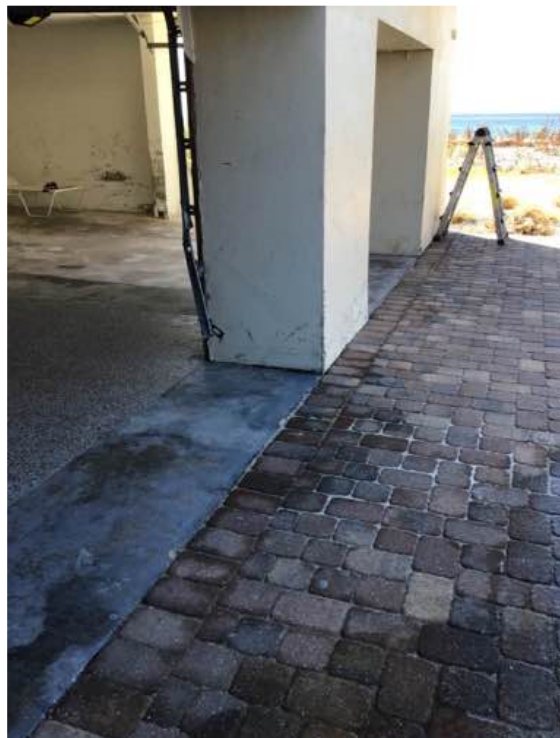
Disposition

Exterior walkway. Pulled away from building and experiencing wash out.



Disposition

Exterior columns at northwest corner of building. No noted damage.



Disposition

Typical first floor unit. No noted damage. The balcony showed no signs of distress and still had its architectural finishes in place.



Disposition

Typical first floor walkway. No structural distress noted.



Disposition

Room 107. Damage to balcony. Will require further inspections and repair.



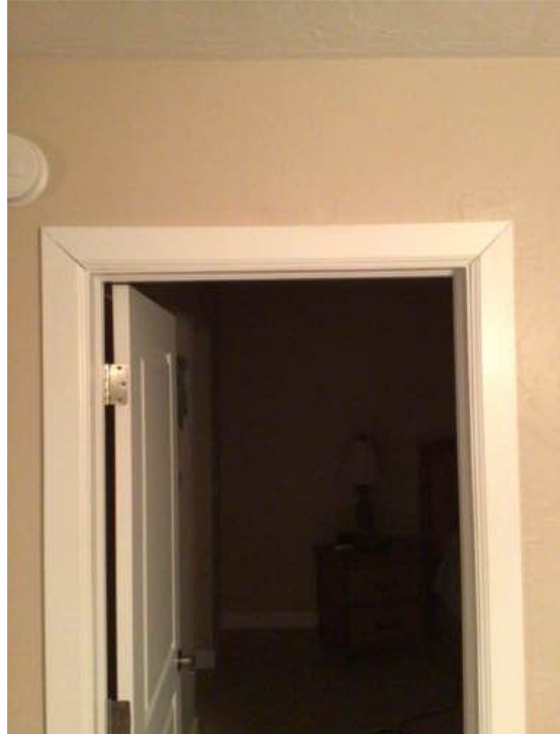
Disposition

Unit 406. Separations in crown molding and floor board trim.



Disposition

Typical door trim separation. Likely caused from building vibrations.



Disposition

Trim and cabinets separation.



Disposition

Front elevation at parking garage. Likely CMU damage. Remove stucco/paint for more thorough inspection.



Disposition