

Complete Engineering & Consulting, PLLC

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May 28, 2020
Structural Evaluation

From: Michael A. Cavnar P.E.

To: Angel Comas
51 Sandy Point
Sanford, N.C. 27332

On May 28, 2020 at 10:00 am an inspection was conducted at 51 Sandy Point, Sanford, N.C. 27332 on an enclosed non permitted room addition and two deck structures and stairs, that was added to the property in 2012. Previously inspected on May 4, 2020 by Harnett County Inspections Department Mr. Scott Guy. The items listed on his report have been addressed by the engineer in this letter of correction with items of concern by the engineer. The following deficiencies **have been corrected** as of June 19, 2020.

Enclosed Non Permitted Room

Add (3) new 4x4 post under floor system, where floor system connects to the house with concrete footer.

Add mesh fabric to hold up insulation.

1st Level Deck

Install double band around floor system where it connects to the non permitted structure.

Add (6) 4x4 post for handrails, to replace notched post.

Extend post at hand rails approximately 20 inches to help support stair hand rails.

Add (2) 6x6 post with cross brace for stair support (underneath stairs).

Add (6) 5/8 inch hex head bolts to stair header.

Upper Deck

Add (3) 6x6 post with X bracing at corners to tie into the other (3) existing post with bolts installed and with concrete footer.

Add (7) 4x 4 post to secure hand rails on upper deck and rework vinyl hand rail wrap. Upper deck measurements 12 ft 2 inches off house, 16 ft 4 inches wide.

The non permitted structure and decks and stairs should be structurally sound at this date and time.

Cordially,
Michael A. Cavnar P.E. #026912

