

Scope of Work

Thank you for contacting Foundation Professionals, Inc. regarding your property. Below, we have included a detailed repair plan for your review.

Foundation

Overview

On July 14, 2023, Conner Rawlins, a Geotechnical Solutions Consultant with Foundation Professionals of Florida, Inc. (FPI), provided an onsite inspection to evaluate the customers concern regarding their foundation.

Project: This 1956 home is a single-family, one-story, wood-frame structure with a pier-and-beam foundation and shingle roof.

Problem: The subframe under the front of the home is showing signs of deterioration. In addition, there is mold growth present in the crawlspace most likely caused by excessive moisture/humidity.

FPI recommends the following repair plan:

- 1) FPI will seal all vent openings.
- 2) FPI proposes to encapsulate the crawl space by first installing dimple board on the crawlspace floor, then laying 1328 sq ft of 20 mm polyethylene liner over the dimple board on the crawlspace floor and 340 sq ft of 12 mm polyethylene liner on the cmu block stem walls and piers up to 3"-4" below the floor joists.
- 3) FPI will install an AprilAire E100 Dehumidifier at the interior crawl space access point. The drain line will empty into a WTR-AAD-PK lift pump to be transferred outside of the crawlspace.
- 4) FPI proposes to install a galvanized steel I-beam as indicated on the included drawing. The I-beam will be supported by triple hot dipped galvanized steel ECP adjustable crawl space jacks 5'-6' apart set on 24" round ECP composite footing pads.
- 5) FPI will lift as much as the structure will allow to gain maximum practical recovery.
- 6) FPI will install a 30"x16" Starboard access door over the crawlspace access in the rear of the home that is not being encapsulated. The access door is going to minimize water intrusion into the crawlspace.

Crawl Space Encapsulation

Product	Quantity
<p>Crawl Space Vapor Barrier Floor</p> <p><i>A durable high-grade base layer drainage board will be installed across the crawlspace floor. FPI will install a 20 mm Class A fire and moisture rated vapor barrier on the crawlspace floor. The vapor barrier will be permanently secured by mechanically fastening and sealing it at the termination location. All overlaps will be properly sealed with vapor barrier tape.</i></p>	1328
<p>Crawl Space Vapor Barrier Wall</p> <p><i>FPI will install a 12 mm Class A fire and moisture rated vapor barrier on the walls and columns/piers. All foundation vents will be sealed from the inside during installation of the vapor barrier. The vapor barrier will be permanently secured by mechanically fastening and sealing it at the termination location. A minimum of 3" gap will be left at the top of the foundation wall for a termite inspection in accordance with building code requirements. All overlaps will be properly sealed with vapor barrier tape.</i></p>	340
<p>Crawl Space Screw Jacks</p> <p><i>Crawlspace support jacks are designed to provide positive support to sagging floors above crawlspaces and to help remove the bouncing or squeaking caused by inadequate support. This supplemental support system has an ultimate capacity of 60,000 lbs per jack and is used for supplemental structural support.</i></p>	10
<p>Galvanized Steel I-Beam (LF)</p> <p><i>4" galvanized I-Beam</i></p>	49
General Permitting & Engineering	1
AprilAire E100 Dehumidifier	1

Notes

* FPI recommends all gutter downspouts be extended a minimum of 10' away from the foundation to prevent water accumulating in the crawlspace.