

December 5, 2017

Perry Homes
P.O. Box 34306
Houston, Texas 77234

RE: 6710 Miller Shadow Drive / Riverstone Subdivision


At your request, we made an inspection on November 16, 2017 of the foundation that was built at the above referenced address. The purpose of our inspection was to review items related to the foundation that were of concern to the homeowner. Our records indicate the concrete was placed on 7/28/14 and the tendons were tensioned on 8/11/14.

During our inspection we observed cracks in the tile flooring of the front entry hallway extending from the front porch past the dining room area. A foundation elevation survey was conducted using an electronic elevation-measuring instrument (Stanley CompuLevel) and a central reference point in the home. Typical construction variances were observed over the area of the foundation. There were no visible foundation induced distress conditions indicative of excessive foundation movement observed at the interior sheetrock walls or exterior brick veneer walls. The areas of concern do not appear to be related to excessive foundation movement.

Based on our observations, it is our opinion that the foundation will perform as designed provided the homeowner follows proper drainage and moisture maintenance practices.

If you have any questions concerning this or if we can be of any further assistance in this matter, please contact us.

Sincerely,
Suncoast Post-Tension, Ltd.


Lam Nguyen
Project Engineer

Suncoast Post-Tension, Ltd.
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