

FOUNDATION  CHECK
INDEPENDENT FOUNDATION EVALUATIONS

January 19, 2021

To: Breanna Jones
2327 Briarlee Dr
Houston, TX 77077

Re: Foundation Evaluation
2327 Briarlee Dr
Houston, TX 77077

Dear Breanna Jones,

On January 18, 2021, we conducted a foundation evaluation on the above referenced structure. Our purpose was to determine the extent of movement and to recommend corrective actions, if needed.

Clients Goal/Request:

Client would like to determine if the foundation is performing within tolerances level.

General Property Description

This single-story house can generally be categorized by the following:

Foundation: Reinforced Slab on Grade
Framing: Wood
Exterior: Brick/Wood
Roofing: Composition
Garage: Attached
Age: 51

Observations

Based on our visual observations and elevation measurements taken at the time of our inspection, the foundation **HAS** experienced movement exceeding generally accepted industry tolerances for residential construction. The items listed below provide visual observations on the condition of the structure, foundation, and property.

- There are large trees on this and the surrounding properties. (Pictures #1, 2, 3, and 4)
- There are visible cracks in the exterior brick of the home. (Picture #5)
- There are visible cracks in the interior sheetrock of the home. (Picture #6)
- There are visible cracks in the interior slab of the home. (Pictures #7 and 8)
- There are visible cracks in the interior slab of the garage. (Pictures #9 and 10)



(Picture # 1)



(Picture #2)



(Picture #3)



(Picture #4)



(Picture #5)



(Picture #6)



(Picture #7)



(Picture



(Picture #9)



(Picture #10)

Other Observations

- The home was vacant at the time of inspection.
- The home sits on a subdivision par lot.

Conclusions and Recommendations

- The foundation **HAS** exceeded generally accepted industry tolerances for residential construction.
- We recommend installing piers/pilings per our drawing.
- Review and perform our home owner foundation maintenance program.

About the AutoCAD Drawing

The instrument was 'zeroed' near the center of the home. All measurements shown are in reference to that 'zero', with positive numbers being above and negative numbers below the referenced 'zero'.

Agreements and Limitations

Opinions expressed in this report are based upon visual evaluation of conditions at the time we performed the inspection and upon historical performance of the subject structure(s). Shrubbery, carpet, furniture, etc. can hide critical parts of the structure. Our opinions are based upon normal construction practices having been followed. No warranty is expressed or implied as to future performance of this structure.

If you have any questions regarding this report or if we can be of further assistance, please call our office.

Sincerely,
Kollin Young
Field Service Technician
Foundation Check Inc.
346-802-3825 (EVAL)

