

River Fly- In Condominium
 Unit: 0308

Status: Active

Client information

Owner: river Fly-in Inc.
 Contact: Wasim Niazi
 Phone, Fax: (954) 941-0900
 Email: wasim_us@yahoo.com

Policy

Type: OCIP
 Number:

Project information

Carrier Name: TBD but most likely Hudson Excess

Location
 Street Address: 735 Pilot Lane
 County:
 City, State - Zip: Merritt Island, FL 32952

Site Contact
 Name:
 Title:
 Email:
 Phone, Fax:

Start Dates

Est. Construction Start: Apr, 30 2021 Trenching of Foundations: Est. Completion:
 Vertical Start: Est. Build-out Months: 24

Project Description

Cost Of Construction: 0	Total Units/Homes: 112	Total Buildings: 1
Total Number Of Stories: 0	Below Grade Levels: 0	Avg SqFt Per Unit/Home: 0
Est. Construction Start: Apr, 30 2021	Est. Sqft Below Grade: 0	Avg SqFt Per Building: 0

Current Project Data

Total items reviewed: 1444	Number of open items that are 0 to 15 days old: 0
Total closed items (CDR's): 8	Number of open items that are 16 to 30 days old: 0
Total open items: 0	Number of open items that are 31 to 60 days old: 0
	Number of open items that are over 60 days old: 0

Report By: Tyler Sparks

I certify that I have carefully inspected this property on this date. I have no personal interest, present or prospective, in the property, or the onsite personnel. To the best of my knowledge I have reported all noncompliance, work requiring correction, and unacceptable work.



01/08/2023

Framing

1.00-Beams and headers are correct size per plans/code.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: Headers are correct size per plan

Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:16 AM)



1.01-Post are correct size per plans/code.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: Post are correct size per plan

Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:17 AM)



1.02-Structural support is continuous to foundation.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: Structural support is continuous to foundation hardware is installed per plan specifications

Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:18 AM)

1.03-Hardware is installed per plans, code and manufacturer's specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:18 AM)

1.04-Anchor bolts are installed per plans/code.

S - Satisfactory, the system meets plan/code/manufactures specifications
NOTE: Pin shot
Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:18 AM)



1.06-Wall framing components have not been over notched or drilled.

S - Satisfactory, the system meets plan/code/manufactures specifications
NOTE: Wall framing is not over notched or drilled
Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:18 AM)



1.07-Floor framing components have not been over notched or drilled.

S - Satisfactory, the system meets plan/code/manufactures specifications
NOTE: Floor framing is not over drilled or notched
Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:19 AM)



1.15-Stairs are installed per plans/code.

NA - Not Applicable, building type does not contain this system

NOTE: Single story unit

Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:20 AM)

2.03-Interior backing has been installed for railing, plumbing and/or electrical items.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: Interior backing has been installed per plan

Builder Risk Engineer: Tyler Sparks (Feb 5, 2022 10:21 AM)



Tyler Sparks 02-05-2022 10:21:33



Tyler Sparks 02-05-2022 10:21:39



Tyler Sparks 02-05-2022 10:21:53

Rough Trades

1.00-Conductor wiring is installed with proper support and is protected from damage.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:46 PM)



1.02-Minimum 1/4 inch of Romex sheathing is in the device box.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:46 PM)



1.03-Junction and/or device boxes are not overfilled.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: J boxes are not overfilled

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:47 PM)



1.04-Smoke detectors are in stalled at all required locations.

S - Satisfactory, the system meets plan/code/manufactures specifications

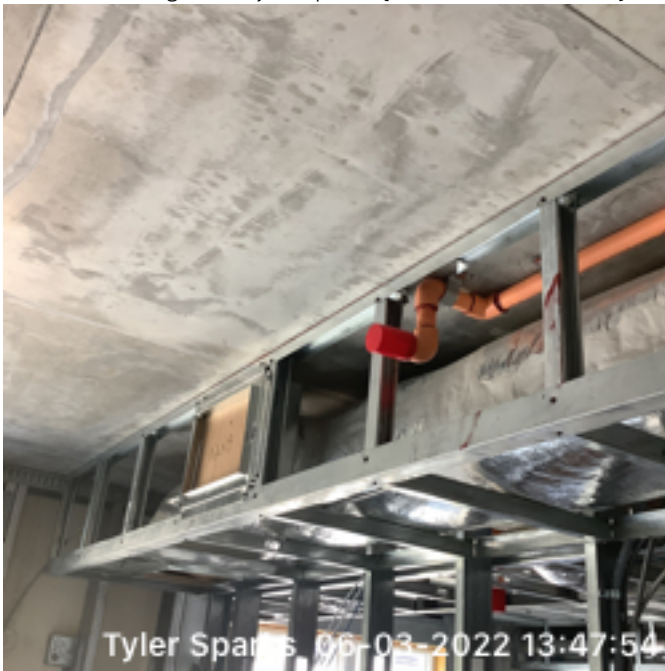
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:47 PM)



1.05-Smoke detectors have proper clearances where required.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:47 PM)



1.06-All outlets and switches are located per plan specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:48 PM)

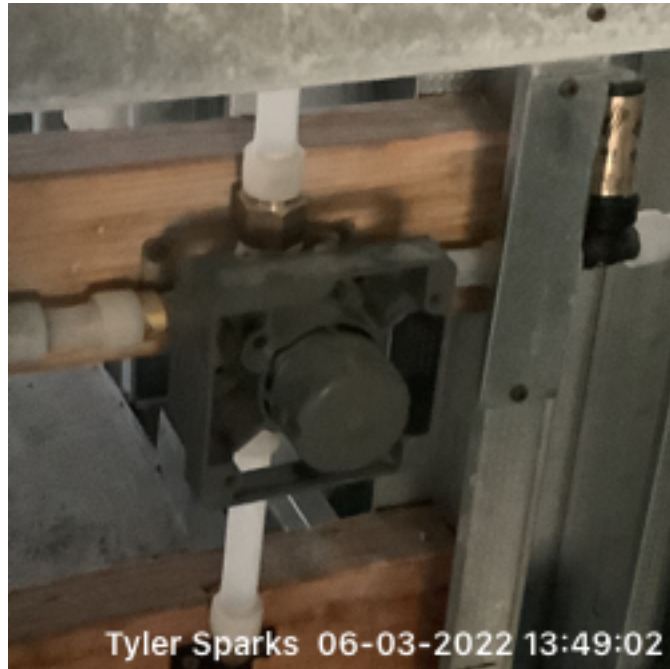


1.07-All low-volt wiring is installed per the plan specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:48 PM)

2.00-Supply lines are installed per the plan and manufacture`s specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:48 PM)





2.03-Pex lines have proper clearances where required.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:49 PM)





Tyler Sparks 06-03-2022 13:50:00

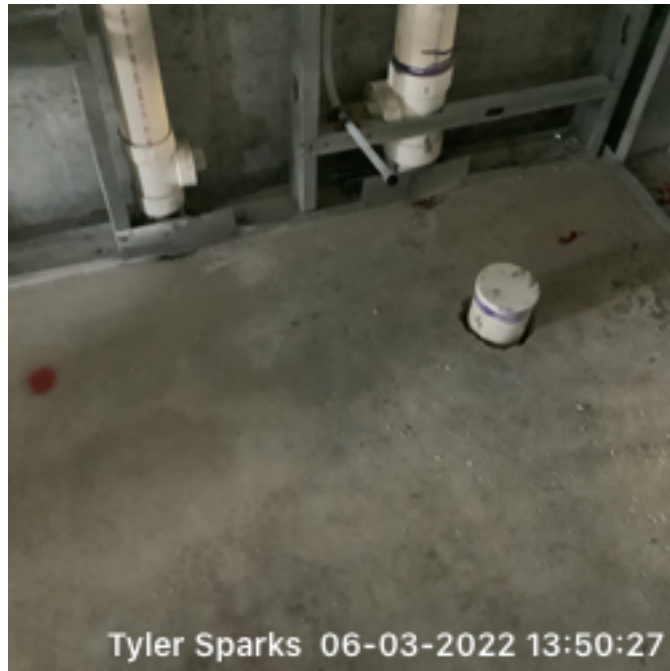
2.04-Sewer lines are installed per plan specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:50 PM)



Tyler Sparks 06-03-2022 13:50:08



Tyler Sparks 06-03-2022 13:50:27

2.05-Sewer lines are properly sloped to drain.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:50 PM)



Tyler Sparks 06-03-2022 13:50:35



Tyler Sparks 06-03-2022 13:50:40



Tyler Sparks 06-03-2022 13:50:46

2.06-Sewer lines are protected from damage.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:50 PM)



2.10-Vents are properly installed and located per plan specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:51 PM)



3.00-Supply and return ducts are installed in a manor to allow for maximum air flow.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:51 PM)



3.01-Supply and return ducts are connected and sealed per code specifications.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:51 PM)



3.03-Dryer ducts are properly installed and do not exceed maximum length.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:52 PM)



3.04-Exhaust ducts are properly installed and terminate at safe locations.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:52 PM)



Tyler Sparks 06-03-2022 13:52:59



Tyler Sparks 06-03-2022 13:53:10

3.06-Fireplace is installed per the manufacture`s specifications.

NA - Not Applicable, building type does not contain this system
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:53 PM)

3.07-Fireplace venting has support and clearances where required.

NA - Not Applicable, building type does not contain this system
Builder Risk Engineer: Tyler Sparks (Jun 3, 2022 1:53 PM)

Rated Assemblies

1.00-Wall assembly Fire Blocking/Draft Stopping has been installed per code.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)



1.01-Floor assembly Fire Blocking/Draft Stopping has been installed per code.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)



1.02-Stair assembly Fire Blocking/Draft Stopping has been installed per code.

NA - Not Applicable, building type does not contain this system

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)

1.03-Transition between assemblies; Fire Blocking/Draft Stopping has been installed per code.

NA - Not Applicable, building type does not contain this system

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)

2.00-Usable space below stairs is installed per code.

NA - Not Applicable, building type does not contain this system
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)

2.01-One Hour floor/ceiling assemblies are installed per plan/code requirements.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)



2.03-One Hour wall assemblies are installed per plan/code requirements.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:25 AM)



2.07-Non-rated penetrations are properly addressed per plan/code.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:26 AM)

2.09-One hour wrap-backs are installed per plan/code.

S - Satisfactory, the system meets plan/code/manufactures specifications

NOTE: As observed

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 12:08 PM)

2.10-Through penetrations are properly addressed per plan/code.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:27 AM)



2.11-Doors within rated assemblies are properly rated.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:27 AM)



2.12-There are no acoustic breaches in the wall assemblies.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:28 AM)



2.13-There are no acoustic breaches in the floor/ceiling assemblies.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:30 AM)



3.00-CPVC Fire Suppression system is properly installed to industry standards.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:30 AM)



Tyler Sparks 07-27-2022 09:30:34



Tyler Sparks 07-27-2022 09:30:47

3.01-CPVC Fire Suppression system is protected from damage.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:30 AM)

3.04-Fire suppression sprinkler heads are clean, free of paint and are not obstructed.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:30 AM)



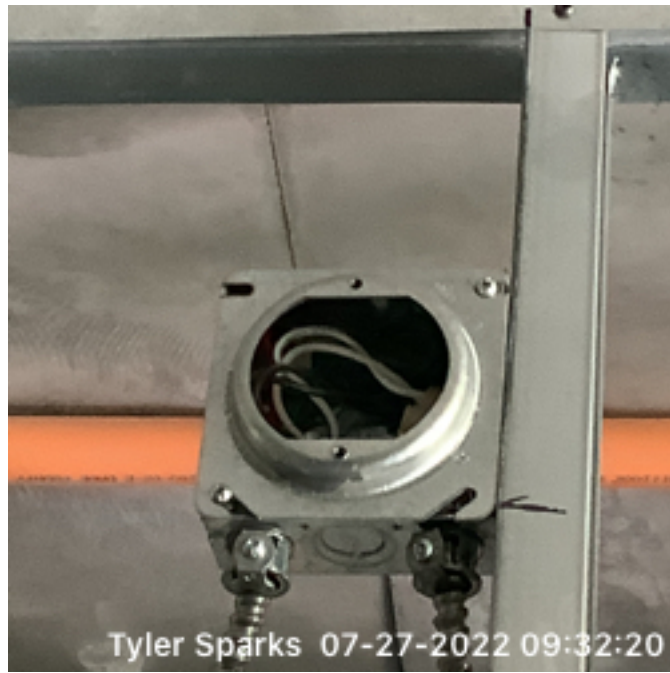
Tyler Sparks 07-27-2022 09:30:57



Tyler Sparks 07-27-2022 09:31:04

5.00-Smoke detectors are installed at all required locations.

S - Satisfactory, the system meets plan/code/manufactures specifications
Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:31 AM)



5.01-Smoke detectors have proper clearances where required.

S - Satisfactory, the system meets plan/code/manufactures specifications

Builder Risk Engineer: Tyler Sparks (Jul 27, 2022 10:32 AM)



