

September 23, 2025

Mr. Brian Maenner
Vice President of Development
Intrinsic Development
3622 Endeavor Avenue
Columbia, Missouri 65201

RE: Special Inspection Report No. 4
Townplace Suites – Discovery Park
1901 NE Discovery Avenue
Lee' Summit, Missouri
Report Period: March 23, 2025 to April 19, 2025
Permit No.: PRCOM20235734
UES Project No.: A23129.00089.003
Legacy Project No: J044702.04

Dear Mr. Maenner:

This letter with attachments will constitute our Special Inspection transmittal for the above referenced project. Representatives of UES have provided field observation and testing services for foundation bearing materials and reinforced concrete during the report period. Our services have been provided on a part-time basis as scheduled by representatives of Intrinsic Development. The compliance of materials or work not observed by our personnel is not addressed, or implied, by this or any previous report.

Summary of Activities

Foundation Bearing Materials

The bearing materials in the bases of the foundation excavations were observed at the following locations:

March 26	- Strip footings at Line G, 13 to 16 and Line 13, D to G
March 28	- Spread footings at Grids K/15, K/16, K/17, K/18, K/19, K/20, R/13, R/14, R/15, R/16, R/17, R/18, R/19, and R/20
April 1	- Spread footings at Grids M/13, M/14, M/15, M/16, M/17, P/13, P/14, P/15, P/16, P/17, and P/18
April 4	- Spread footings at Grids M/18, M/19, M/20, M/23, P/19, P/20, and P/23
April 11	- Strip footings at Line 24, M to M.5 - Mat footing for the stair tower at Line H to M, 22 to 24
April 15	- Mat footing for the stair tower at Line A to D, 7 to 8

April 16	- Spread footings at Grids E.2/7, E.4/6, E.5/7, F.1/6.5, F.3/6.7, F.5/10, and F.6/7
----------	---

The bearing materials, consisting of engineered fill improved with rammed aggregate piers (RAPs), were evaluated with respect to the 6,000 pounds per square foot (psf) design bearing pressure. The exposed surfaces of the RAPs were compacted with a walk-behind plate compactor prior to placement of reinforcing steel. The excavations were generally dry and free of loose material.

Reinforced Concrete

Placement of the reinforcing steel, anchor bolts, and concrete was observed within the referenced foundation excavations and at the following locations:

April 10	- Pedestals at Grids K/15, K/16, K/17, K/18, K/19, M/13, M/14, M/15, M/16, P/13, P/14, P/15, P/16, P/23, R/13, R/14, R/15, R/16, R/17, R/18, R/19, and R/20
----------	---

Field tests were performed and compressive strength test specimens cast with samples of the concrete placed in the referenced locations. The recent concrete compressive strength test results are enclosed.

Status of Compliance

The specific items discussed above in this report appeared to be in general compliance with the contract documents.

Closure

The results of our field observations and testing were reported to authorized personnel during our site visits. If you have any questions regarding this report, or if we may be of further service, please contact us.

Respectfully submitted,

UES



Peter F. Brull, P.E.
Senior Engineer

Steve Damron
CMT Department Manager

Attachments: Concrete Cylinder Test Results

cc: Mr. Joe Frogge – City of Lee's Summit
Mr. Aaron Addis – Intrinsic Development
Mr. John Grahovac – Intrinsic Development
Mr. Forrest Walsh – Intrinsic Development
Mr. AJ Dolph – Rosemann & Associates, PC
Ms. Cindy Senecal – McClure Vision
UES S.I. File

**Townplace at Discovery Park
Variance/Discrepancy List**

NOTE: Items resolved during the report period are shaded

Variance Number	Date Opened	Date Closed	Description
-			



Report Date: 04/25/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather:
Site Contact: Earl Peterson	Report No.: 205416
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Footings at Line G, 13 to 15	Cast Date: 03/26/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	6.00	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	7.2	Mix Design:	A4UC658V440
Conc. Temp., ASTM C1064 (°F):	68	Truck/Ticket No.:	453/1090706
Ambient Temp. (°F):	61	Batch Time:	14:07:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	14:45:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	38
Truck/Accum. Quantity (yd.³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	4,000	Received in Lab:	03/27/2025
Average Strength (psi):	5,027	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
205416-1-1	--	12.44	3.98	45200	3630	2/N	04/02/2025	7
205416-1-2	--	12.63	4.01	62640	4960	2/N	04/23/2025	28
205416-1-3	--	12.63	4.01	63740	5050	2/N	04/23/2025	28
205416-1-4	--	12.63	4.01	64050	5070	2/N	04/23/2025	28
205416-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/2/2025) ANGELA D. COATES (4/23/2025)	
CC: Dolph, AJ (Rosemann & Associates, PC) (e) Addis, Aaron (Intrinsic Development) (e) McCannon, Sean (Intrinsic Development) (e)	Maenner, Brian (Intrinsic Development) (e) Peterson, Earl (Intrinsic Development) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 04/28/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather: 68°F Ptl. Cloudy
Site Contact: Earl Peterson	Report No.: 205947
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Spread footings at Grids K/17, K/18, K/20, R/17, R/18, R/19, and R/20	Cast Date: 03/28/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	6.25	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	2.0	Mix Design:	WA 658
Conc. Temp., ASTM C1064 (°F):	73	Truck/Ticket No.:	454/1092442
Ambient Temp. (°F):	67	Batch Time:	10:25:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	10:44:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	19
Truck/Accum. Quantity (yd.³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	GRANT SWIFT
Specified Strength (psi):	5,000	Received in Lab:	03/29/2025
Average Strength (psi):	5,490	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
205947-1-1	--	12.44	3.98	51190	4110	5/N	04/04/2025	7
205947-1-2	--	12.57	4.00	64360	5120	2/N	04/25/2025	28
205947-1-3	--	12.57	4.00	72940	5800	2/N	04/25/2025	28
205947-1-4	--	12.57	4.00	69780	5550	2/N	04/25/2025	28
205947-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/4/2025) ANGELA D. COATES (4/25/2025)	
CC: Dolph, AJ (Rosemann & Associates, PC) (e) Addis, Aaron (Intrinsic Development) (e) McCannon, Sean (Intrinsic Development) (e)	Maenner, Brian (Intrinsic Development) (e) Peterson, Earl (Intrinsic Development) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 04/30/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather:
Site Contact: Earl Peterson	Report No.: 205996
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Footing at Grid M/14	Cast Date: 04/01/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	7.00	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	1.5	Mix Design:	P4MC570V446
Conc. Temp., ASTM C1064 (°F):	60	Truck/Ticket No.:	439/1093194
Ambient Temp. (°F):	50	Batch Time:	12:00:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	12:32:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	32
Truck/Accum. Quantity (yd.³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	4,000	Received in Lab:	04/02/2025
Average Strength (psi):	7,843	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
205996-1-1	--	12.63	4.01	74080	5870	2/N	04/08/2025	7
205996-1-2	--	12.57	4.00	97650	7770	2/N	04/29/2025	28
205996-1-3	--	12.57	4.00	99700	7930	2/N	04/29/2025	28
205996-1-4	--	12.57	4.00	98390	7830	2/N	04/29/2025	28
205996-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/8/2025) ANGELA D. COATES (4/29/2025)	
CC: Dolph, AJ (Rosemann & Associates, PC) (e) Addis, Aaron (Intrinsic Development) (e) Senecal, Cindy (McClure Vision) (e)	Maenner, Brian (Intrinsic Development) (e) Peterson, Earl (Intrinsic Development) (e) McCannon, Sean (Intrinsic Development) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/06/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather:
Site Contact: Earl Peterson	Report No.: 206314
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Pedestals at Grids M/18, M/19, M/20, M/23, P/18, P/19, P/20, and P/23	Cast Date: 04/04/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	5.00	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	5.5	Mix Design:	P4MC570V446
Conc. Temp., ASTM C1064 (°F):	56	Truck/Ticket No.:	477/1094539
Ambient Temp. (°F):	48	Batch Time:	08:10:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	08:30:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	20
Truck/Accum. Quantity (yd.³):	6/6	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	5,000	Received in Lab:	04/05/2025
Average Strength (psi):	5,833	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
206314-1-1	--	12.57	4.00	50890	4050	2/N	04/11/2025	7
206314-1-2	--	12.38	3.97	69580	5620	3/N	05/02/2025	28
206314-1-3	--	12.38	3.97	73860	5970	2/N	05/02/2025	28
206314-1-4	--	12.38	3.97	73210	5910	2/N	05/02/2025	28
206314-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:

Tested By: ANGELA D. COATES (4/11/2025) ANGELA D. COATES (5/2/2025)	Reviewed by: Peter F. Brull ()
---	---------------------------------------

CC: Dolph, AJ (Rosemann & Associates, PC) (e) Addis, Aaron (Intrinsic Development) (e) Senecal, Cindy (McClure Vision) (e)	Maenner, Brian (Intrinsic Development) (e) Peterson, Earl (Intrinsic Development) (e) McCannon, Sean (Intrinsic Development) (e)
---	--

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/12/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor:	Intrinsic Development	Ave. Temperature/Weather:	
Site Contact:	Earl Peterson	Report No.:	206577
Contractor:	Bedrock Concrete, LLC	Set No.:	1
Sample Location:	Pedestals at Grids K/15, K/16, K/17, K/18, K/19, M/13, M/14, M/15, M/16, P/13, P/14, P/15, P/16, P/23, R/13, R/14, R/15, R/16, R/17, R/18, R/19, and R/20	Cast Date:	04/10/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	5.75	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	4.7	Mix Design:	A4UC658V440
Conc. Temp., ASTM C1064 (°F):	65	Truck/Ticket No.:	924/1097169
Ambient Temp. (°F):	68	Batch Time:	13:30:00
Unit Weight, ASTM C138 (p.c.f.):	143.2	Sample Time:	14:08:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	38
Truck/Accum. Quantity (yd.³):	8/8	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	5,000	Received in Lab:	04/11/2025
Average Strength (psi):	5,823	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
206577-1-1	--	12.57	4.00	53610	4270	2/N	04/17/2025	7
206577-1-2	--	12.63	4.01	72710	5760	2/N	05/08/2025	28
206577-1-3	--	12.63	4.01	76830	6080	2/N	05/08/2025	28
206577-1-4	--	12.63	4.01	71040	5630	2/N	05/08/2025	28
206577-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	
Tested By:	ANGELA D. COATES (4/17/2025) ANGELA D. COATES (5/8/2025)
Reviewed by:	Peter F. Brull ()



CC: Dolph, AJ (Rosemann & Associates, PC) (e)	Maenner, Brian (Intrinsic Development) (e)
Addis, Aaron (Intrinsic Development) (e)	Peterson, Earl (Intrinsic Development) (e)
Grahovac, John (Intrinsic Development) (e)	Senecal, Cindy (McClure Vision) (e)
McCannon, Sean (Intrinsic Development) (e)	

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction . Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/12/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather:
Site Contact: Earl Peterson	Report No.: 206833
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Continuous footing at Line 24, M to M.5 and mat footing for the stairwell at Line H to M, 23 to 24	Cast Date: 04/11/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	5.25	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	5.6	Mix Design:	A4UC658V440
Conc. Temp., ASTM C1064 (°F):	62	Truck/Ticket No.:	421/1097909
Ambient Temp. (°F):	54	Batch Time:	12:51:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	13:28:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	37
Truck/Accum. Quantity (yd.³):	8/8	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	5,000	Received in Lab:	04/12/2025
Average Strength (psi):	5,590	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
206833-1-1	--	12.57	4.00	52200	4150	2/N	04/18/2025	7
206833-1-2	--	12.57	4.00	70370	5600	2/N	05/09/2025	28
206833-1-3	--	12.57	4.00	69880	5560	2/N	05/09/2025	28
206833-1-4	--	12.57	4.00	70480	5610	2/N	05/09/2025	28
206833-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/18/2025) ANGELA D. COATES (5/9/2025)	



CC: Dolph, AJ (Rosemann & Associates, PC) (e)
Addis, Aaron (Intrinsic Development) (e)
Grahovac, John (Intrinsic Development) (e)
McCannon, Sean (Intrinsic Development) (e)

Maenner, Brian (Intrinsic Development) (e)
Peterson, Earl (Intrinsic Development) (e)
Senecal, Cindy (McClure Vision) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/14/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather:
Site Contact: Earl Peterson	Report No.: 207270
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Mat footing for stair tower at Line A to D, 7 to 8	Cast Date: 04/15/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	2.50	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	1.8	Mix Design:	P4MC570V446
Conc. Temp., ASTM C1064 (°F):	60	Truck/Ticket No.:	453/1098939
Ambient Temp. (°F):	60	Batch Time:	08:38:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	09:11:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	33
Truck/Accum. Quantity (yd.³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	5,000	Received in Lab:	04/16/2025
Average Strength (psi):	6,767	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
207270-1-1	--	12.50	3.99	63450	5070	2/N	04/22/2025	7
207270-1-2	--	12.63	4.01	88670	7020	2/N	05/13/2025	28
207270-1-3	--	12.63	4.01	85460	6770	2/N	05/13/2025	28
207270-1-4	--	12.63	4.01	82170	6510	2/N	05/13/2025	28
207270-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/22/2025) ANGELA D. COATES (5/13/2025)	



CC: Dolph, AJ (Rosemann & Associates, PC) (e)
Addis, Aaron (Intrinsic Development) (e)
Grahovac, John (Intrinsic Development) (e)
McCannon, Sean (Intrinsic Development) (e)

Maenner, Brian (Intrinsic Development) (e)
Peterson, Earl (Intrinsic Development) (e)
Senecal, Cindy (McClure Vision) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/16/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor:	Intrinsic Development	Ave. Temperature/Weather:	
Site Contact:	Earl Peterson	Report No.:	207271
Contractor:	Bedrock Concrete, LLC	Set No.:	1
Sample Location:	Footings at Grids E.2/7, E.4/6, E.5/7, and F.1/6.5	Cast Date:	04/16/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	4.75	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	2.0	Mix Design:	P4MC570V446
Conc. Temp., ASTM C1064 (°F):	63	Truck/Ticket No.:	409/110000059
Ambient Temp. (°F):	70	Batch Time:	12:57:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	13:30:00
Yield, ASTM C138 (ft. ³):	--	Mixing Time (min.):	33
Truck/Accum. Quantity (yd. ³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	SETH THOMAS. LITTLESTONE
Specified Strength (psi):	5,000	Received in Lab:	04/17/2025
Average Strength (psi):	6,690	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
207271-1-1	--	12.63	4.01	60270	4770	3/N	04/23/2025	7
207271-1-2	--	12.57	4.00	81610	6490	2/N	05/14/2025	28
207271-1-3	--	12.57	4.00	90010	7160	2/N	05/14/2025	28
207271-1-4	--	12.57	4.00	80670	6420	2/N	05/14/2025	28
207271-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	
Tested By:	ANGELA D. COATES (4/23/2025) ANGELA D. COATES (5/14/2025)
Reviewed by:	Peter F. Brull ()



CC: Dolph, AJ (Rosemann & Associates, PC) (e)
Addis, Aaron (Intrinsic Development) (e)
Grahovac, John (Intrinsic Development) (e)
McCannon, Sean (Intrinsic Development) (e)

Maenner, Brian (Intrinsic Development) (e)
Peterson, Earl (Intrinsic Development) (e)
Senecal, Cindy (McClure Vision) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.



Report Date: 05/20/2025
Client: Intrinsic Development
Project: A23129.00089.003
Townplace Suites - Discovery Park J044702.04
Lee's Summit, MO

Concrete Cylinder Test Results

General Contractor: Intrinsic Development	Ave. Temperature/Weather: 72°F Ptl. Cloudy
Site Contact: Earl Peterson	Report No.: 207468
Contractor: Bedrock Concrete, LLC	Set No.: 1
Sample Location: Elevator pit walls at Line K.3 to K.6, 6.9 to 7.9	Cast Date: 04/18/2025

FIELD DATA (ASTM C31)

Slump, ASTM C143 (in.):	5.00	Supplier:	Geiger Ready-Mix
Air Content, ASTM C231 (%):	6.0	Mix Design:	WA658-3/4-4.40
Conc. Temp., ASTM C1064 (°F):	70	Truck/Ticket No.:	921/1100973
Ambient Temp. (°F):	72	Batch Time:	09:02:00
Unit Weight, ASTM C138 (p.c.f.):	--	Sample Time:	09:32:00
Yield, ASTM C138 (ft.³):	--	Mixing Time (min.):	30
Truck/Accum. Quantity (yd.³):	10/10	Initial Curing Method:	Sealed
Sampled From, ASTM C172:	Truck Chute	Cylinders Cast By:	AUGUSTUS PAUL. SPANO
Specified Strength (psi):	4,000	Received in Lab:	04/19/2025
Average Strength (psi):	5,623	Condition Received:	Satisfactory
Field Condition:	Satisfactory		

Laboratory Data (ASTM C39 / C1231 / C617)

Cylinder ID/ Report No.	Cylinder Weight (lbs.)	Cross Sec. Area (sq.in.)	Cylinder Diameter (in.)	Maximum Load (lbs.)	Compressive Strength (psi)	Fracture/ Capping Type *	Test Date	Cylinder Test Age (day)
207468-1-1	--	12.57	4.00	54550	4340	2/N	04/25/2025	7
207468-1-2	--	12.57	4.00	64240	5110	2/N	05/16/2025	28
207468-1-3	--	12.57	4.00	75970	6050	2/N	05/16/2025	28
207468-1-4	--	12.57	4.00	71810	5710	2/N	05/16/2025	28
207468-1-5	--	--	--	--	--	--	01/01/1900	HOLD

* Fracture type as shown in Figure 2, ASTM C39 / Capping type: N - Neoprene Pads (C1231); B - Bonded (C617); G - Ground

Remarks:	Reviewed by: Peter F. Brull ()
Tested By: ANGELA D. COATES (4/25/2025) ANGELA D. COATES (5/16/2025)	



CC: Dolph, AJ (Rosemann & Associates, PC) (e)
Addis, Aaron (Intrinsic Development) (e)
Grahovac, John (Intrinsic Development) (e)
McCannon, Sean (Intrinsic Development) (e)

Maenner, Brian (Intrinsic Development) (e)
Peterson, Earl (Intrinsic Development) (e)
Senecal, Cindy (McClure Vision) (e)

Notice: The UES representative is on site solely to observe specific operations and report opinions to our client. The presence and activities of the UES field representative do not relieve the contractor's obligation to meet contractual requirements. The contractor retains sole responsibility for site safety and the methods and sequences of construction. Laboratory testing was performed in general accordance with project requirements unless otherwise noted. The laboratory results only represent the material sampled /tested. This report shall not be reproduced, except in full, without written approval of UES, Inc.