



VAN DEURZEN AND ASSOCIATES, P.A.
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January 21, 2020

Mr. Cory Tworkowsky
JFE Construction Inc.
1314 SW Market St
Lee's Summit, MO 64081

Re: 2548 S.W. River Trail Rd. – Framing Evaluation Report
Lee's Summit, MO
Bldg Permit No.: PRRES20192649

Dear Mr. Tworkowsky,

This letter in regard to framing discrepancies noted by the City of Lee's Summit during a rough-in framing inspection which required engineering evaluation. The following are the noted discrepancies along with recommended corrective action.

- **Provide PFH portal framing garage door per plan double bottom plate with 5/8" anchor bolts.** We had noted that the base of the portal frames was constructed utilizing two 5/8" diameter bolts and a single plate in lieu of a single 5/8" diameter bolt and a double plate. The installed framing was evaluated by our office. Based on our evaluation, the single bottom plate with the double anchor bolts is structurally adequate to resist the imposed shear loads. No corrective action is required.
- **Address 9 1/2" LVL laundry room over notched.** We had noted that the end of LVL located above laundry room had been chamfered to conform to the slope of the roof at the exterior wall. Based on our evaluation of the LVL, adequate depth remains to resist the imposed loads. No corrective action is required.

We trust this information will meet your needs. If you need any additional information, please contact this office.

Sincerely,

VAN DEURZEN AND ASSOCIATES, P.A.


Chad M. Streeter, P.E.



1/21/2020