APPENDIX B

STRUCTURAL REPORT

ASAP Engineering & Design Co., Inc.
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Middleborough, MA 02346

ROBERT M. DESROSIERS, P.E.
Consulting Engineer
508-946-3561
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May 23, 2019 **Project No. 2019-144**

Mr. Christopher T. Wise
103 Summit Ave
Providence, RI 02906

Re: Site Inspection of the Existing Building Located at 127-129 Union Street New Bedford, Ma

Mr. Wise:

You asked me to conduct a follow-up walk through visual inspection to review the structure and the potential impact to the referenced building during the proposed dismantling of the adjacent structure. On Thursday, May 9, 2019 I visited the site to conduct a walk through visual inspection to re-evaluate the structure and make an assessment as to what the impact on the referenced building might be if the adjacent building is removed.

The referenced building is constructed on an early 1900s board formed poured in place concrete foundation system. The exterior walls of the building consist of red clay bricks around the perimeter and at the front façade and 2x wood framed interior walls.

At the time of the inspection, at the sample locations observed, the foundation walls in the basement did not show significant deterioration, major settlement cracks or major damage the foundation system. In my view, at the sample locations observed the condition of the foundation walls and slab appeared to be in fair to relatively good condition and were effectively supporting the existing structure and is transmitting the loads from the building to the surrounding and bearing soils below.

Noted on the initial ASAP Engineering inspection report (Project # 2018-297)
The initial walk through visual inspection was conducted on October 29, 2018.

The first floor framing consists of heavy timber beams that are supported on a series of steel tube columns and during a previous renovation several of the original columns had been removed and replaced with steel beam the spans across the building. The steel beams support the timber beams where the columns had been removed, and the steel is supported by the remaining existing columns. The first floor framing consists of what appeared to be 3" timber, tongue and groove decking with a ¾" wood flooring applied to the top of the decking. At the sample locations observed the underside of the steel beams, the columns and the heavy timber beams all appeared to be in good condition and are currently supporting the existing structure.

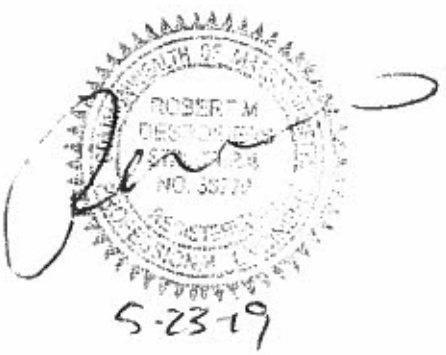
The adjacent building proposed for demolition, is a one story wood and brick structure that is constructed on a slab on grade. The roof structure consists of conventional dimensional lumber that is supported on wood framed walls. At the time of the inspection, it appeared that the buildings were independent structures that shared the brick exterior wall of the referenced building.

In my view, the referenced building is independently supported on a poured in place concrete foundation, not relying on the support system from the adjacent structure. If all precautions and proper shoring and demolition of the adjacent building is conducted, there should be minimal and no structural impact of any kind to the referenced structure of any kind.

If you have any questions regarding this report, or if you require additional information, please do not hesitate to call.

Regards,

Michael R. Shaheen



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October 31, 2018

Project No. 2018-297

Mr. Christopher T. Wise
103 Summit Ave
Providence, RI 02906

Re: Site Inspection of the Structural Systems of the Building Located at 127-129 Union Street New Bedford, Ma

Mr. Wise:

You asked me to conduct a walk through visual inspection to evaluate the overall condition of the buildings structural systems of the building at the referenced location. On Monday, October 29, 2018 I visited the site to conduct a walk through visual inspection to determine the current condition of the structural systems and the buildings foundation.

The building is constructed on an early 1900s board formed poured in place concrete foundation system. The exterior walls of the building consist of red clay bricks at the front façade and 2x wood framed interior walls.

At the time of the inspection, at the sample locations observed, the foundation walls in the basement did not show significant deterioration, major settlement cracks or major damage the foundation system. The basement slab was wet and in some locations pooling of water was present. The standing water and moisture is most likely a result of the roof leaking through the building and collecting in the basement. Due to the discarded material, debris and shelving systems contained within the basement, the overall all condition is unknown and could not be evaluated at the time of the inspection. In my view, at the sample locations observed the condition of the foundation walls and slab appeared to be in fair to relatively good condition and were effectively supporting the existing structure and is transmitting the loads from the building to the surrounding and bearing soils below.

The first floor framing consists of heavy timber beams that are supported on a series of steel tube columns and during a previous renovation several of the original columns had been removed and replaced with steel beam the spans across the building. The steel beams support the timber beams where the columns had been removed, and the steel is supported by the remaining existing columns. The first floor framing consists of what appeared to be 3" timber, tongue and groove decking with a ¾" wood flooring applied to the top of the decking. At the sample locations observed the underside of the steel beams, the columns and the heavy timber beams all appeared to be in good condition and are currently supporting the existing structure. As a result of the moisture infiltration and potential for concealed rotted and compromised framing, the overall actual condition of the framing members and decking will require further evaluation.

I recommend that the remaining contents of the building be removed and that all wall board/plaster, ceilings, flooring and all applicable finishes be removed, exposing the existing framing members. It is critical to eliminate/minimize the moisture infiltration and properly dry out the building and structural components to prevent further unseen damage. This will be necessary to conduct the building pre-plan structural evaluation to both determine the required upgrades, and prepare a set of structural plans and details necessary to facilitate the proposed renovations.

If you have any questions regarding this report, or if you require additional information, please do not hesitate to call.

Regards,

Michael R. Shaheen