

DATE:	December 17, 2020	JOB #:	19031-0080
PROJECT:	Rockwood Apartments	WEATHER:	45 F, Cloudy
LOCATION:	783 Southeast 185th Ave, Portland, OR 97233		
GENERAL CONTRACTOR:	LMC Construction		
PRESENT:	Wendy Klein, Community Development Partners Reed Ledbetter, LMC Construction Quinten McElvain, Waechter Architecture Daniel Skovron, PE DCI Engineers Sri Penmetsa, PE DCI Engineers		

Scope of Observation: DCI was on site on December 17, 2020 to discuss plumbing conflict with framing and added LSL member at recessed window at roof on Buildings A & B. The following items were noted during the site walk:

Item #1: On Building A & B, based on plumbing overlay, there are numerous locations with conflicts with structural framing. DCI recommended not to penetrate through GL girder and instead reroute plumbing through W16 steel beam at tuck under parking, if needed. GC & architect agreed to coordinate a soffit around piping. Several locations were able to be avoided by allowing vertical piping to penetrate the wall in a conventional stacked framing condition at Level 2


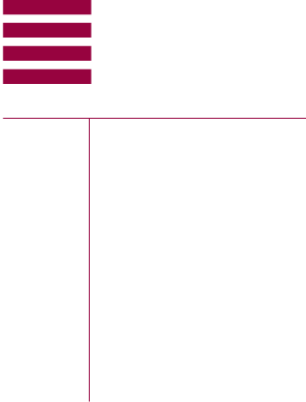
Action: DCI has done a preliminary study of piping penetration through steel beams and has determined penetration can be allowed with strengthening around the holes. LMC to identify steel beams that require penetrations to include the hole size and desired location on each beam

DCI has confirmed it is acceptable to notch the rim for 3" & 4" sanitary line. See RFI 15 for required strapping of top plate and sill plate. Field verify rim is supported by a wall below prior to notching. Do not vertically notch beams

Item #2: On Building A & B, LSL beams were added at recessed parapet which was not architect's intent

Action: DCI provided a solution for chord continuity through RFI 300, which would eliminate the added LSL beams to meet architectural intent for Buildings A & B. For other buildings, a modified structural detail at recessed parapet will be issued as an ASI





If you have any questions, or need any further assistance I can be reached at (503) 242-2448.

Sincerely,
DCI Engineers
Sri Penmetsa

Enclosures: None

Disclaimer: This report is based on limited visual observations of structural components for general conformance to the approved construction documents prepared by DCI. There is no claim, either stated or implied that all conditions were observed or analytically evaluated. These observations should not be construed as a quality control inspection, nor shall anything herein be deemed to relieve the contactor from its obligations under the contract documents and all applicable codes. Observed deficiencies or variations from the approved contract documents have been noted above. The contractor and/or special inspector shall provide documentation and written verification of acceptable corrective action(s).