

RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION



Prepared Exclusively for Raintree Village Condominium, Inc.

As of 5/8/2023 | FPAT File# MUD2318333



866.568.7853 | www.fpat.com



RECAPITULATION OF MITIGATION FEATURES For 2101 Sunset Pointe Rd, Building 1300, Units 1301-1305

1. Building Code: Unknown or does not meet the requirements of Answer A or B

Comments: The year of construction was verified as 1973 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2018. The roof permit was confirmed

and the permit number is BCP2018-03236. This roof was verified as meeting the building code requirements outlined on the mitigation

affidavit.

3. Roof Deck Attachment: Level B

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum of 6" on the edge & 12" in the field.

4. Roof to Wall Clips

Attachment:

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Other Roof

Comments: Inspection verified a gable roof shape.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water Resistance

verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: Inspection verified no opening protection.

Address Verification



Exterior Elevation



Exterior Elevation



Exterior Elevation



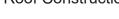




Exterior Elevation

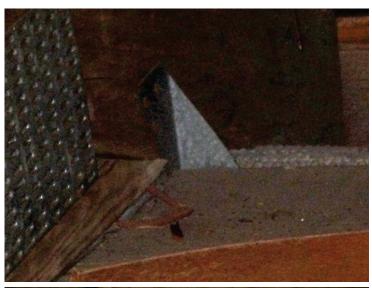


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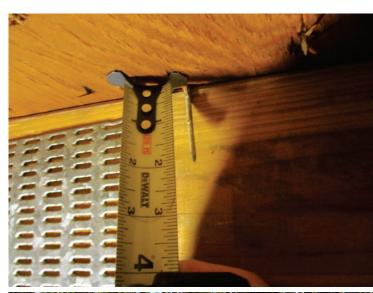


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Uniform Mitigation Verification Inspection Form

Maintain a copy of this form and any documentation provided with the insurance policy

17 The state of th					
Inspection Date: 5/8/2023					
Owner Information					
Owner Name: Raintree Village Condomin	Contact Person: Robert Kelly				
Address: 2101 Sunset Pointe Rd, Building	Home Phone:				
City: Clearwater	ty: Clearwater Zip: 33765				
County: Pinellas	ounty: Pinellas				
Insurance Company:		Policy #:			
Year of Home: 1973	# of Stories: 2	Email: rkelly@ameritechmail.com			

NOTE: Any documentation used in accompany this form. At least one pl				
though 7. The insurer may ask addit				
 Building Code: Was the structure the HVHZ (Miami-Dade or Browar A. Built in compliance with the FBC 3/1/2002: Building Permit App. B. For the HVHZ Only: Built in comprovide a permit application with X. C. Unknown or does not meet the interest of the IVHZ on the IVHZ Only: 	d counties), South F C: Year Built . For I lication Date (MM/DDA) appliance with the SF th a date after 9/1/19	Torida Building Cod homes built in 2002/ YYYY) BC-94: Year Built _ 1994: Building Permi	le (SFBC-94)? /2003 provide a permit applica For homes built in 1	994, 1995, and 1996
 Roof Covering: Select all roof cove OR Year of Original Installation/Recovering identified. 	0 11			mpliance for each roof
2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
 [X] 1. Asphalt/Fiberglass Shingle [] 2. Concrete/Clay Tile [] 3. Metal [] 4. Built Up [] 5. Membrane [] 6. Other 	3/7/2018		2018	0 0 0 0
 [X] A. All roof coverings listed above installation OR have a roofing [] B. All roof coverings have a Miami permit application after 9/1/19 [] C. One or more roof coverings do n [] D. No roof coverings meet the requirements. 	permit application of Dade Product Appr 194 and before 3/1/2 of meet the requirem	date on or after 3/1/0 roval listing current a 002 OR the roof is chents of Answer "A"	O2 OR the roof is original and at time of installation OR (for original and built in 1997 or la	built in 2004 or later. the HVHZ only) a roofing
3. Roof Deck Attachment: What is the A. Plywood/Oriented strand board of staples or 6d nails spaced at 6" a	(OSB) roof sheathin	ng attached to the ro	of truss/rafter (spaced a maxin	

-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.

[X] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16" inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.

[] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16" inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR-Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

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or greater resis	stance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at least
D. Reinforced Cond	crete Roof Deck.
E. Other:	
[] F. Unknown or unio	dentified.
[] G. No attic access.	
5 feet of the inside	chment: What is the <u>WEAKEST</u> roof to wall connection? (Do not include attachment of hip/valley jacks within or outside corner of the roof in determination of WEAKEST type)
[] A. Toe Nails	
top p	uss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the late of the wall, or
[] Me	etal connectors that do not meet the minimal conditions or requirements of B, C, or D
	s to qualify for categories B, C, or D. All visible metal connectors are:
	ecured to truss/rafter with a minimum of three (3) nails, and attached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter and blocked no more than 1.5" of the truss/rafter, and free of visible severe corrosion.
[X] B. Clips	
[] Mo	Metal connectors that do not wrap over the top of the truss/rafter, or etal connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nail ion requirements of C or D, but is secured with a minimum of 3 nails.
] C. Single Wraps	ion requirements of C of D, out is secured with a minimum of 3 hans.
I	Metal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with a minimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
D. Double Wraps	
beam minii [] Mo	etal Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond a, on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a mum of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or etal connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on sides, and is secured to the top plate with a minimum of three nails on each side.
E. Structural AnchoF. Other:	or bolts structurally connected or reinforced concrete roof.
[] G. Unknown or uni [] H. No attic access	dentified
	What is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of ver unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[] A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter. Total length of non-hip features: ; Total roof system perimeter:
[] B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[X] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
[X] A. SWR (also cal sheathing or for	Resistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR) led Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the foam adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling trusion in the event of roof covering loss.

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7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

Opening Protection Level Chart		Glazed Openings				Non-Glazed Openings	
Place an "X" in each row to identify all forms of protection in use for each opening type. Check only one answer below (A thru X), based on the weakest form of protection (lowest row) for any of the Glazed openings and indicate the weakest form of protection (lowest row) for Non-Glazed openings.		Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		Χ
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
Х	No Windborne Debris Protection	Χ				Χ	

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
 - Miami-Dade County PA 201, 202, and 203
 - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
 - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
 - Southern Standards Technical Document (SSTD) 12
 - For Skylights Only: ASTM E 1886 and ASTM E 1996
 - For Garage Doors Only: ANSI/DASMA 115
 - A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
 A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
 - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
 - ASTM E 1886 <u>and</u> ASTM E 1996 (Large Missile 4.5 lb.)
 - SSTD 12 (Large Missile 4 lb. to 8 lb.)
 - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
 - □ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
 □ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
 □ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

☐ C.1 All Non-Glazed openings classified as A, B, or C in the table above, or no Non-Glazed openings ex	xist
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- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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N. Exterior Opening Protection (unverified shutter systems with no documentation) All Glazed openings are protected with protective coverings not meeting the requirements of Answer "A", "B", or C" or systems that appear to meet Answer "A" or "B" with no documentation of compliance (Level N in the table above).						
☐ N.1 All Non-Glazed openings classified as Level A, B, C, or						
N.2 One or More Non-Glazed openings classified as Level Γ table above	in the table above, and no No	on-Glazed openings classified as Level X in the				
☐ N.3 One or More Non-Glazed openings is classified as Leve	l X in the table above					
[X] X. None or Some Glazed Openings One or more Glazed	openings classified and Lev	vel X in the table above.				
14						
MITIGATION INSPECTIONS MUST B Section 627.711(2), Florida Statutes, provi	des a listing of individuals	who may sign this form.				
Qualified Inspector Name: John Felten	License Type: CBC	License or Certificate #: CBC1255984				
Inspection Company: Felten Property Assessment Team		Phone: 866-568-7853				
Qualified Inspector – I hold an active license as a:	(check one)					
Home inspector licensed under Section 468.8314, Florida Statutes training approved by the Construction Industry Licensing Board a	*	,				
 □ Building code inspector certified under Section 468.607, Florida Section □ General, building or residential contractor licensed under Section 						
Professional engineer licensed under Section 471.015, Florida Sta	Professional engineer licensed under Section 471.015, Florida Statutes.					
Professional architect licensed under Section 481.213, Florida Sta	itutes.					
Any other individual or entity recognized by the insurer as possessing the necessary qualifications to properly complete a uniform mitigation verification form pursuant to Section 627.711(2), Florida Statutes.						
Individuals other than licensed contractors licensed under S						
under Section 471.015, Florida Statues, must inspect the str Licensees under s.471.015 or s.489.111 may authorize a dire						
experience to conduct a mitigation verification inspection.	et employee who possesse	some requisite simi, morreuge, una				
I, <u>John Felten</u> am a qualified inspector and I						
contractors and professional engineers only) I had my employee (Scott Ackerman) perform the inspection and I agree to be responsible for his/her work.						
o iii ii	E (0./2022					
Qualified Inspector Signature: Date	e: <u>5/8/2023</u>					
An individual or entity who knowingly or through gross negligence provides a false or fraudulent mitigation verification form						
is subject to investigation by the Florida Division of Insurance Fraud and may be subject to administrative action by the						
appropriate licensing agency or to criminal prosecution. (Section 627.711(4)-(7), Florida Statutes) The Qualified Inspector who certifies this form shall be directly liable for the misconduct of employees as if the authorized mitigation inspector personally						
performed the inspection.	or emproyees as if the au	more mugnitude inspector personally				
Homeowner to complete: I certify that the named Qualifie	d Inspector or his or her en	onlovee did perform an inspection of the				
residence identified on this form and that proof of identification						
Signature:	Date:					
An individual or entity who knowingly provides or utters a false or fraudulent mitigation verification form with the intent to obtain or receive a discount on an insurance premium to which the individual or entity is not entitled commits a misdemeanor of the first degree. (Section 627.711(7), Florida Statutes)						
misuemeanor of the first degree. (Section 027.711(7), Flori	da Statutes)					

The definitions on this form are for inspection purposes only and cannot be used to certify any product or construction feature as offering protection from hurricanes.

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OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155