



Photo 1: Front (East) elevation of the building.



Photo 2: Typical horizontal crack caused by rebar corrosion at an interior foundation wall. The corroded rebar is visible at the center of the photo.



Photo 3: Opening through an interior foundation wall. The horizontal rebar is visible at the spalled concrete and horizontal crack.



Photo 4: Vertical through-wall crack in the west exterior foundation wall below Unit 1.



Photo 5: Through-wall crack in the south exterior foundation wall below Unit 1.



Photo 6: Through-wall crack in the east exterior foundation all below unit 1. Daylight can be seen through the crack (arrow).



Photo 7: Through-wall crack in the north exterior foundation wall below Unit 11.



Photo 8: Foundation wall segment between Units 5 and 7. Note the horizontal crack in the foundation wall; the large fracture in the foundation wall to the right of the rightmost access door adjacent to the concrete stoop; the spalled concrete above the leftmost access door, and the large crack in the concrete knee wall on the left of the photo.



Photo 9: Concrete wall segment between units 9 and 11. Note the typical foundation wall fracture at the adjacent knee wall (arrow).



Photo 10: Front elevation of unit 7. The hatched wall section will need to be removed and rebuilt.



Photo 11: Unit 7 – The exterior wall has pulled approximately 5 inches away from the first floor framing in this location (arrow). The floor support girder below is at risk of losing support if the wall shifts closer to the street.



Photo 12: Rear wall section between units 5 and 7. Foundation damage below this wall (see photo 8) will require the wall to be removed and rebuilt up to the roof.



Photo 13: Front elevation of Unit 1. Note the typical cracks above the failing window headers. Note the through wall foundation crack and header failure above the crawl space vent.



Photo 14: Crack in the HCT load-bearing wall header above a front door (arrow).



Photo 15: Typical crack in a second floor HCT wall due to a window header failure below.



Photo 16: Typical crack in a second floor HCT wall due to a window header failure below.



Photo 17: Typical crack in a second floor HCT wall due to a window header failure below.



Photo 18: A reinforced masonry header was observed in one location. The rebar was exposed, corroded, and section loss was observed (arrow).



Photo 19: Evidence of termite infestation and damage was observed in some locations. Termite tubes are visible on three floor joists in this photo (arrows). Note the recent addition of a bolted ledger and post in the background, presumably repairs to damaged joists in this location.



Photo 20: Typical example of moisture and possible insect related damage to a first floor drop girder (arrow).



Photo 21: Typical example of moisture damage where a floor joist is embedded into the concrete foundation wall.



Photo 22: New deck framing, flooring, and ceiling on the rear of the building.



Photo 23: No support was provided for the deck band beam in this location.



Photo 24: New rear deck framing supported by a single 2x member on unstable knee wall (arrow).



Photo 25: Grout or repair mortar was noted between the front stoops and the building foundation wall. It was reported that this cavity was filled as the stoops settled.



Photo 26: Grout or repair mortar was noted between the front stoops and the building foundation wall. It was reported that this cavity was filled as the stoops settled.