

Subject: Weston Co. Event Center
From: "Riley, Scott" <sriley@wje.com>
Date: 3/11/15, 2:30 PM
To: Ray Hunkins <ray@hunkinsnewtonlaw.com>
CC: "Volz, Jennifer" <JVolz@wje.com>

Ray,

The scope of repairs outlined in the Martin/Martin letter, dated February 12, 2015, is generally consistent with our findings and what we anticipated. However, in some instances, they have identified very specific locations where repairs are to be performed. I want to note that these locations may or may not fully define the extent of repairs that will ultimately be necessary. In this regard, we should make sure that their effort to identify specific repair locations is not intended to imply that locations not mentioned would be specifically excluded from the repair scope. A couple examples are as follows:

- Item 5 defines the extent of metal siding panel replacement as an area approximately 20 feet long x 9 feet high west of the entry door. As discussed in our October 28, 2014 report, there are also deformed siding panels located on the south facade east of the entry door (between column lines 3 and 4), as well as two isolated locations on the east and north facades. Removing and replacing the panels west of the front entry would not fully address this issue.
- Item 7 lists specific locations where doors are to be removed and rehung. This list may be accurate, but we cannot verify these locations until after the floor slab re-leveling process has been completed. If other door locations are found to be out of alignment or not operating properly, these additional locations will also need to be addressed as part of the repair process.

It may not have been Martin/Martin's intent to specifically limit the extent of repairs. However, given where we are in the process, we would recommend that any specific locations used to define the current repair scope be considered examples of where (or the types of locations where) repair work is to occur and not a definitive list. Once the floor slab re-leveling process is completed, a more definitive list of locations can be developed and reviewed; but this seems premature at this stage.

If you have any questions, please let me know. Thanks.

Scott E. Riley, AIA
Associate Principal

Wiss, Janney, Elstner Associates, Inc.
Engineers | Architects | Materials Scientists
3609 South Wadsworth Boulevard, Suite 400
Lakewood, Colorado 80235
tel 303.914.4300 | fax 303.914.3000
www.wje.com

Subject: Weston County Event Center – Martin/Martin Report Dated Feb 12 2015
From: "Kim Basham" <kbasham@kbengllc.com>
Date: 3/11/15, 4:23 PM
To: "Ray Hunkins" <ray@hunkinsnewtonlaw.com>

Ray,

I have the following concerns regarding the recommended repairs outlined in the Martin/Martin report dated February 12, 2015:

1. According to Sheet 12.1, it appears the concrete floor has a vapor barrier beneath the slab. The repair recommendations by Martin/Martin do not address how the vapor barrier will be repaired after drilling holes through the floor for the compaction and polyurethane grout repairs. If the vapor barrier is breached and not repaired, any moisture sensitive floor coatings may be jeopardized for the life of the structure due to ground moisture.
2. Martin/Martin states the grouting procedures recommended "will restore the concrete slab elevations to within normal construction tolerances" but did not define what normal construction tolerances are for this floor. It is assumed the repaired floor will satisfy the original specified floor flatness and levelness requirements.
3. The recommended repairs state to "stain existing core holes in the main hall to match the existing floor finish." Staining floor repairs to match the existing finish is very difficult. It is assumed the repairs will match the existing floor as this work is being performed pursuant to the original specifications. Since the main floor has an architectural finish and aesthetics is important, Martin/Martin and the contractor should be especially sensitive to this work.
4. In Paragraph 1.2 - Performance Requirements of Section 032000, Martin/Martin refers to the floor as a "post-tensioned" slab-on-grade. The slab is a reinforced/jointed slab-on-grade.

If you have questions or want to discuss, please call.

Kim

Kim Basham, PhD, PE, FACI
KB Engineering, LLC
1716 Capitol Ave.
Cheyenne, WY 82001
307/635-7240 Office
303/324-8469 Cell
www.KBEngLLC.com