

EXTERIOR CONDITION REPORT

TO: Board of Directors
Brickell Place-Phase2- Assoc. Inc.
Mr. Randy Suarez- Manager
1925 Brickell Ave.D-201
Miami, FL 33129

DATE: May 16, 2022

PROJECT: **Structural Safety**
Brickell Place-Phase2
1925 Brickell Ave.D-201
Miami, FL 33129

ENGINEER: William D. Cook PE, SECB
Fla. P.E. #: 43904
Fla. S.I. #: 2008

William D. Cook, PE Digitally signed by William D. Cook, PE
Date: 2022.05.16 16:32:19 -04'00'

RE: Structural Safety Statement

To Whom It May Concern:

Please be advised that during the past 6 months, Representatives of this Firm have completed structural inspections at Brickell Place Phase 2 Condominium complex, for the purpose of surveying the balconies of the C Building, the D Building, and the Townhouses.

The Association is presently in the process hiring a Contractor in which to make repairs to the structural elements of the buildings in this complex. The repair process will begin shortly, once the Contractor is selected and submits the repair documents for permitting purposes.

Previously, this Firm provided the engineering and the inspections under the role of Special Inspector for the renovation of the structures, which make up the swimming pool, the Jacuzzi, and the Kiddie Pool. This pool renovation project was completed approximately 2 years ago after all structural repairs were completed on these elements.

Therefore; in our opinion and to the best of our knowledge, the buildings in this complex are structurally safe for the continued use and habitability under present occupancy.

Please contact this Firm if you should have any further questions.

As a routine matter, in order to avoid possible misunderstanding, nothing in this report should be construed directly or indirectly as a guarantee for any portion of the structure. To the best of my knowledge and ability, this report represents an accurate appraisal of the present condition of the building based upon careful evaluation of the observed conditions, to the extent reasonably possible.