

MOUNTAIN STATES STRUCTURAL, Inc.

636 Leyden Street Denver, CO 80220-5332

Ph: 303-825-1572 Fx: 303-623-9175

structural.engineer@yahoo.com

April 20, 2007

Attn: Mr. Nathan Parkin
5682 S. Ingalls St.
Littleton, CO 80123

Re: Foundation issues for the house at
10366 Nottingham Drive
Parker, CO 80134-3625
MSS Project #07-030

Dear Mr. Parkin;

A representative of this office visited the subject property on April 6, 2007 to observe the repairs that had been made. In our original letter of February 16, 2007 we had outlined repairs that we felt were necessary to stabilize the foundation and repair obvious structural deficiencies.

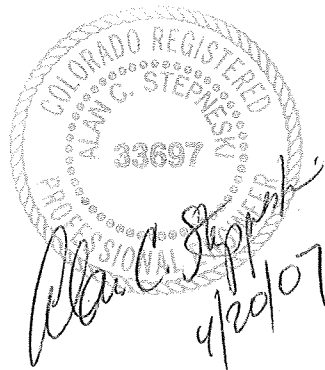
In our professional, the repairs that we called for have been made in substantial compliance with our initial report.

Thank you for engaging our services on this project. Please call if you have any questions.

Sincerely,

MOUNTAIN STATES STRUCTURAL, Inc.

Alan C. Stepneski, P.E.
Principal



MOUNTAIN STATES STRUCTURAL, Inc.

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February 16, 2007

Attn: Mr. Nathan Parkin
5682 S. Ingalls St.
Littleton, CO 80123

Re: Foundation issues for the house at
10366 Nottingham Drive
Parker, CO 80134-3625

MSS #07-030

Dear Mr. Parkin;

At your request, a representative of this office visited the subject property on February 5, 2007 to observe the structure. It has apparently experienced foundation settling with resulting cracking in several locations throughout the house. In general, it is the north side that has settled the most and this is reflected in the locations of the cracks in the house.

The most dramatic movement is seen at the northeast corner of the (2)-car garage, which may have settled as much as 2 ½ inches. The garage slab has settled and the south expansion joint has moved approximately ¾ inch away from the foundation wall. The basement wall has also experienced settlement and cracking.

The house was built in spread footings and these have obviously experienced, in certain locations, significant settlement. The settlement may have been due to poor compaction prior to the construction; poor drainage leading to water infiltration, a well-known cause of foundation problems; or the extended drought that Colorado has suffered for several years.

It is necessary to stabilize the foundation and, to the extent possible, reserve some of the settlement. We recommend the use of pressure grouting. We have worked with and recommend *Denver Grouting* to perform this service. Their *Residential Repair Specialist* may be contacted at: (303)469-1136. The location and depth of grouting will be determined by *Denver Grouting* during consultation with this office.

Thank you for engaging our services on this project. Please call if you have any questions.

Sincerely,

MOUNTAIN STATES STRUCTURAL, Inc.

Alan C. Stepneski, P.E.
Principal