

Island Park

Renee Sloan

From: Joe DiRienzi Sr.
Sent: Wednesday, February 8, 2023 9:25 AM
To: Rita Angelini; Rick Roudebush; Rami Yitzhak; Roni Elias; Edward Walendy; The Durbins; Norm Riess; Jennifer Darrow; James Cillo; joec@stevensbuilds.com; Joe DiRienzi Jr.; Renee Sloan
Subject: Re: Roof Repair Engineering Report Update

The engineer was in my office late yesterday and the status of the engineer's report for the roof repairs was discussed. He is about a week or so out from the final report and repair detail on the house which is needed to even be reviewed for any work to even start. Original blueprints plans structural drawing were requested and unable to be provided. As a result of those lack of original plans being available, it takes more time for the engineer to run calculations and create all that missing structural information as to create appropriate repair details.

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From: Rita Angelini <rtangel8@yahoo.com>
Sent: Wednesday, February 8, 2023 8:40:11 AM
To: Rick Roudebush <rrroudebush@gmail.com>; Joe DiRienzi Sr. <joe.dirienzi.sr@elias-brothers.com>; Rami Yitzhak <Rami.Yitzhak@elias-brothers.com>; Roni Elias <Roni.Elias@elias-brothers.com>; Edward Walendy <edwardwalendy65@gmail.com>; The Durbins <ddjdurbin@gmail.com>; Norm Riess <normriess@yahoo.com>; Jennifer Darrow <jennifer@pegasuscam.com>; James Cillo <jamescillo@icloud.com>; joec@stevensbuilds.com

<joec@stevensbuilds.com>

Subject: Re: Roof Repair Engineering Report Update

Joe Sr.,

I am resending this email because I haven't received a response. Where is EBC on the engineering report for the roof repair?

It is good news that EBC is working on three units. However, EBC omitted on the update the status of the engineering report on the roof repair at 17633 Captiva Island Lane. Has a structural engineer been contracted by EBC to draw the plans? Is an engineer drawing up plans as we speak? Is the roof repair on the engineer's calendar and will be completed when??? Will EBC hire the structural engineer after they receive the insurance report?

On January 10, Demetre, Normann, and I met with the structural engineer brought into to assess 17633 Captiva Island Lane. We discussed the impact of the tree hitting the roof trusses and the wall, pushing the floor joist down. The engineer requested blueprints. The flood most likely destroyed the master copies in the clubhouse. We made a best effort to locate the blueprint with Lee County and Pegasus, of which they had no record. I reported this on January 20 at our Friday meeting.

Has the engineer EBC brought in completed the structural report for this unit? On January 30, Normann sent a text to Joe DiRienzi, Sr. for a status update regarding the engineering report from EBC with no response. The EBC construction status report issued on February 3, states IP.

On December 13, Demetre communicated in a text that work can't begin until we receive the insurance engineering report. I understand to date we are waiting on the insurance report with the insurance company's structural engineering report. Will the engineering report from the insurance company include the truss design? We request clarification as to whether EBC has contracted with the engineer they brought in on January 10 to design repair plans on the roof and floor? Or will they hire the engineer to draw plans once the insurance report comes in and is reviewed by IPV?

Nothing can happen until the roof is done and the rainy season is fast approaching. We want to see this move forward, and "IP" provides no information. Demetre led us to believe in January that engineering work would begin then. Please give an update on the status on the EBC structural engineering report. If this unit is not on any structural engineer's calendar by your doing, do we need to hire our own structural engineer to put this unit on some structural engineer's calendar?

Thank you for your time,

Rita Angelini
Normann Riess

On Monday, February 6, 2023 at 02:56:03 PM EST, Rita Angelini <rtangel8@yahoo.com> wrote:

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Normann Riess