

# RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION



# **Windstorm Mitigation Report**

Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium

Tarpon Springs, FL

Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

# **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



### **CERTIFICATION OF WINDSTORM MITIGATION AFFIDAVIT(S)**

This is to certify the enclosed Windstorm Mitigation Inspection report prepared for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association, Inc. is the result of work performed by Felten Property Assessment Team and one or more of the individuals listed below.

In addition, we certify that, to the best of our knowledge and belief:

- > All facts contained in this report are true and accurate.
- > FPAT has no present or prospective interest in the subject property of this report, and also has no personal interest with respect to the parties involved.
- > FPAT has no bias with respect to the subject property of this report or to the parties involved with this assignment.
- Our engagement in this assignment was not contingent upon producing or reporting predetermined results.
- Our compensation is not contingent on any action or event resulting from this report.
- We have the knowledge and experience to generate accurate windstorm mitigation affidavit(s) for insurance purposes on all buildings contained within this report.
- We have performed a physical inspection of the subject risk(s) contained in this report.
- ➤ This report meets or exceeds the standards of the Citizens Inspection Outreach Program.

### **Key Staff:**

#### **Brad Felten**

Sr. Adjuster # E149535
Flood Certification # 06060373
Certified Wind & Hurricane Mitigation
Inspector

#### Ian Wright

Sr. Adjuster # W273704 Certified Wind & Hurricane Mitigation Inspector

#### John Felten

Sr. Adjuster # D075772 Flood Certification # 05030007 Certified Building Contractor # CBC1255984 Certified Wind & Hurricane Mitigation Inspector



### **AERIAL MAPS OF PROPERTY**







### **AERIAL MAPS OF PROPERTY**





### **OIR-B1-1802 RECAPITULATION OF BUILDING MITIGATION FEATURES**

Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium

Building	Roof Covering	Roof Deck Attachment	Roof-Wall Attachment	Roof Shape	SWR	Opening Protection
Bldg 200, 98 S Highland Ave, Units 201, 02	FBC Equivalent	Level C	Clips	Hip Roof	No	None or Some Glazed Openings
Bldg 300, 98 S Highland Ave, Units 301, 02	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
Bldg 400, 98 S Highland Ave, Units 401, 02	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
Bldg 500, 98 S Highland Ave, Units 501, 02	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
Bldg 800, 98 S Highland Ave, Units 801, 02	FBC Equivalent	Level C	Clips	Hip Roof	No	None or Some Glazed Openings
Bldg 1200, 98 S Highland Ave, Units 1201, 02	FBC Equivalent	Level C	Clips	Hip Roof	Yes	None or Some Glazed Openings
Bldg 1600, 98 S Highland Ave, Units 1601, 02	FBC Equivalent	Level C	Clips	Hip Roof	No	None or Some Glazed Openings
Bldg 2000, 98 S Highland Ave, Units 2001, 02	FBC Equivalent	Level C	Clips	Hip Roof	Yes	None or Some Glazed Openings
Bldg 2300, 98 S Highland Ave, Units 2301, 02	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings





# **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

# **Felten Property Assessment Team**

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# **RECAPITULATION OF MITIGATION FEATURES For Bldg 200, 98 S Highland Ave, Units 201, 02**

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2022. The roof permit was

confirmed and the permit number is 22-2806. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

Attachment:

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Hip Roof

Comments: Inspection verified a combination of hip and flat roof shapes. The flat

portion comprises approximately 6% of the total roof area.

6. SWR: No

Comments: No SWR verified.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



# Status Detail Parcel ID: 082716898800020201 Address: 98 S HIGHLAND AVE 0201 Application Date: 11/30/22 Owner: CANTAFIO, TRACY D Application #: 22 - 2806 Application Type: ROOFING Valuation: \$20,608 Square Footage: 000000000 Tenant Name: Application status: PERMIT PRINTED

Tenant Name: Application Status: PERMIT PRINTED

Tenant Unit Number: General Contractor: MITCHELL AND SONS ROOFING

Zoning Description: RESIDENTIAL MULTIFAMILY

Structure Detail

STANCE Y

Roof Permit Information













**Roof Construction** 





### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

Inspection Date: 12-23-2024		
Owner Information		
Owner Name: Tarpon Highlands At Lake T	Contact Person: Andrew George	
Association, Inc.		
Address: Bldg 200, 98 S Highland Ave, Un	Home Phone:	
City: Tarpon Springs	Zip: 34689	Work Phone: (727) 726-8000
County: Pinellas		Cell Phone:
Insurance Company:	Policy #:	
Year of Home: 2005	# of Stories: 3	Email: andrewg@ameritechmail.com

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1.	<b>Building Code</b> : Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
	the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X	A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
	after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
[]	B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
	provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY) / /
П	C. Unknown or does not meet the requirements of Answer "A" or "B"

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	11-30-2022		2022	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	11-30-2022		2022	[]
[] 5. Membrane				[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the weakest form of roof deck attachment?
- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 200, 98 S Highland Ave, Units 201, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

182 psf.	esistance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at least
	oncrete Roof Deck.
[]  E.  Other: []  F.  Unknown or ı	unidentified
G. No attic acce	
4. Roof to Wall A	ttachment: What is the WEAKEST roof to wall connection? (Do not include attachment of hip/valley jacks within
[] A. Toe Nails	de or outside corner of the roof in determination of WEAKEST type)
to	Truss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the p plate of the wall, or
IJ	Metal connectors that do not meet the minimal conditions or requirements of B, C, or D
	ions to qualify for categories B, C, or D. All visible metal connectors are:
	[Secured to truss/rafter with a minimum of three (3) nails, <b>and</b> [Attached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter <b>and</b> blocked no more than 1.5" of the truss/rafter, <b>and</b> free of visible severe corrosion.
[X] B. Clips	
[]	[X] Metal connectors that do not wrap over the top of the truss/rafter, or Metal connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nail position requirements of C or D, but is secured with a minimum of 3 nails.
C. Single Wraps	
	Metal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with a minimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
[] D. Double Wrap	
be m []	Metal Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond eam, on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a inimum of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or  Metal connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on
	oth sides, and is secured to the top plate with a minimum of three nails on each side. chor bolts structurally connected or reinforced concrete roof.
F. Other:	chor botts structurarly confected of reinforced concrete 1001.
G. Unknown or H. No attic acce	
	: What is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of
the host structur	e over unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[X] A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.  Total length of non-hip features: ; Total roof system perimeter:
[] B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
[] A. SWR (also ca sheathing of	ter Resistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR) alled Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the or foam adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling intrusion in the event of roof covering loss.

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7. Opening Protection: What is the weakest form of wind borne debris protection installed on the structure? First, use the table to determine the weakest form of protection for each category of opening. Second, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings and (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

	ening Protection Level Chart	Glazed Openings				Non-Glazed Openings	
Place an "X" in each row to identify all forms of protection in use for each opening type. Check only one answer below (A thru X), based on the weakest form of protection (lowest row) for any of the Glazed openings and indicate the weakest form of protection (lowest row) for Non-Glazed openings.			Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
х	No Windborne Debris Protection	Χ				Χ	Х

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

☐ C.1 All Non-Glazed openings classified as A, B, or C in the table above, or no Non-Glazed open
--

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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[] N. Exterior Opening Protection (unverified shutter syst protective coverings not meeting the requirements of "B" with no documentation of compliance (Level N i	Answer "A", "B", or C" of	
□ N.1 All Non-Glazed openings classified as Level A, B, C, or	,	on-Glazed openings exist
N.2 One or More Non-Glazed openings classified as Level I table above		-
N.3 One or More Non-Glazed openings is classified as Leve	l X in the table above	
[X] X. None or Some Glazed Openings One or more Glazed	openings classified and Lev	vel X in the table above.
MITIGATION INSPECTIONS MUST B Section 627.711(2), Florida Statutes, provi	_	
Qualified Inspector Name: John Felten	License Type: CBC	License or Certificate #: CBC1255984
Inspection Company: Felten Property Assessment Team		Phone: 866-568-7853
Qualified Inspector – I hold an active license as a:	(check one)	
☐ Home inspector licensed under Section 468.8314, Florida Statute: training approved by the Construction Industry Licensing Board a		
<ul> <li>□ Building code inspector certified under Section 468.607, Florida</li> <li>□ General, building or residential contractor licensed under Section</li> </ul>	Statutes. 489.111, Florida Statutes.	
Professional engineer licensed under Section 471.015, Florida Sta	itutes.	
Professional architect licensed under Section 481.213, Florida Sta	tutes.	
Any other individual or entity recognized by the insurer as possess verification form pursuant to Section 627.711(2), Florida Statutes		ons to properly complete a uniform mitigation
Individuals other than licensed contractors licensed under S	Section 489.111. Florida S	tatutes, or professional engineer licensed
under Section 471.015, Florida Statues, must inspect the str Licensees under s.471.015 or s.489.111 may authorize a dire experience to conduct a mitigation verification inspection.		
I, <u>John Felten</u> am a qualified inspector and I contractors and professional engineers only) I had my emplo and I agree to be responsible for his/her work.		
Qualified Inspector Signature: Date	e: <u>12-23-2024</u>	
An individual or entity who knowingly or through gross neg	digence provides a false o	r fraudulent mitigation verification form
is subject to investigation by the Florida Division of Insuran	ce Fraud and may be sub	ject to administrative action by the
appropriate licensing agency or to criminal prosecution. (Se		
<u>certifies this form shall be directly liable for the misconduct</u> performed the inspection.	of employees as if the au	thorized mitigation inspector personally
<u> </u>		
Homeowner to complete: I certify that the named Qualifie residence identified on this form and that proof of identification		
Signature:	Date:	
An individual or entity who knowingly provides or utters a	a false or fraudulent mitic	vation verification form with the intent to
obtain or receive a discount on an insurance premium to w misdemeanor of the first degree. (Section 627.711(7), Flori	hich the individual or en	
The definitions on this form are for inspection purposes only and cannot be hurricones		construction feature as offering protection from

Inspectors Initials Property Address Bldg 200, 98 S Highland Ave, Units 201, 02, Tarpon Springs

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OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



### **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

# **Felten Property Assessment Team**

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# **RECAPITULATION OF MITIGATION FEATURES For Bldg 300, 98 S Highland Ave, Units 301, 02**

1. Building Code: Unknown or does not meet the requirements of Answer A or B

Comments: The year of construction was verified as 2001 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2017. The roof permit was

confirmed and the permit number is 17-1622. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Other Roof

Comments: The roof shape is made up of a combination of flat and pitched

sections. The flat area of the roof comprises approximately 13% of

the total roof area.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

**Address Verification** 



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



 Status Detail

 Parcel ID:
 082716898800030301
 Address:
 98 \$ HIGHLAND AVE 0301

 Application Date:
 06/28/17
 Owner:
 TARPON HIGHLANDS

 Application #:
 17 - 1622
 Application Type:
 ROOFING

 Valuation:
 \$18,825
 Square Footage:
 000000000

 Tenant Name:
 Application Status:
 FINALED

 Tenant Unit Number:
 General Contractor:
 DONE RITE ROOFING INC

 Zoning Description:
 RESIDENTIAL MULTIFAMILY

**Roof Permit** 

Information



**Roof Construction** 

**Roof Construction** 







**Roof Construction** 



**Roof Construction** 





### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

	<del></del>	
Carpon Sail & Tennis Club I Condominium	Contact Person: Andrew George	
Address: Bldg 300, 98 S Highland Ave, Units 301, 02		
City: Tarpon Springs Zip: 34689		
	Cell Phone:	
	Policy #:	
# of Stories: 3	Email: andrewg@ameritechmail.com	
	Carpon Sail & Tennis Club I Condominium ts 301, 02 Zip: 34689	

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1. <b><u>Building Code</u></b> : Was the structure				r) OR for homes located in
the HVHZ (Miami-Dade or Browa	rd counties), South F	Florida Building Cod	le (SFBC-94)?	
[] A. Built in compliance with the FB	C: Year Built . For	homes built in 2002	/2003 provide a permit applica	tion with a date after
3/1/2002: Building Permit App	olication Date (MM/DD/	YYYY)		
B. For the HVHZ Only: Built in con	mpliance with the SF	BC-94: Year Built	. For homes built in 1	994, 1995, and 1996
provide a permit application w	ith a date after 9/1/1	994: Building Permi	t Application Date (MM/DD/YYYY)	/ /
[X] C. Unknown or does not meet the				
2. <b>Roof Covering:</b> Select all roof cov	vering types in use. P	rovide the permit an	onlication date OR FBC/MDC	Product Approval number
OR Year of Original Installation/R				
covering identified.	-r			
covering reconstruction.				No Information
2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	Provided for Compliance
• • • • • • • • • • • • • • • • • • • •		Tr ····	•	
[X] 1. Asphalt/Fiberglass Shingle	06-28-2017		2017	[]
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[] 4. Built Up				[]
[X] 5. Membrane	06-28-2017		2017	[]
[] 6. Other				[]
[X] A. All roof coverings listed above	e meet the FBC with	a FBC or Miami-Da	ade Product Approval listing o	urrent at time of
			O2 OR the roof is original and	
B. All roof coverings have a Miam				
			original and built in 1997 or la	
C. One or more roof coverings do				ici.
D. No roof coverings meet the requ			οι Б.	
[] D. No foot coverings meet the requ	incincins of Allswei	A OI D.		
3. Roof Deck Attachment: What is t	he <b>weakes</b> t form of 1	roof deck attachmen	t?	

- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 300, 98 S Highland Ave, Units 301, 02, Tarpon Springs

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	or greater resist 182 psf.	ance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at leas
П	D. Reinforced Conc	ete Roof Deck.
	E. Other:	
	F. Unknown or unide	entified.
[]	G. No attic access.	
4.		<b>ment:</b> What is the <b>WEAKEST</b> roof to wall connection? (Do not include attachment of hip/valley jacks within routside corner of the roof in determination of WEAKEST type)
[]	A. Toe Nails	
	top pla	ss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the ate of the wall, or
	[] Met	al connectors that do not meet the minimal conditions or requirements of B, C, or D
	Minimal conditions	to qualify for categories B, C, or D. All visible metal connectors are:
		cured to truss/rafter with a minimum of three (3) nails, and
	[X]At	tached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter and blocked no more than 1.5" of the truss/rafter, and free of visible severe
F\ /	(I D CI'	corrosion.
ĮΧ	(] B. Clips	
	[] Met	etal connectors that do not wrap over the top of the truss/rafter, <b>or</b> ral connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nation requirements of C or D, but is secured with a minimum of 3 nails.
П	C. Single Wraps	in requirements of C of D, out is secured with a minimum of 5 hairs.
IJ	$\mathbf{N}$	letal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with inimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
[]	D. Double Wraps	
	beam, minim [] Met	al Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a num of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or al connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on
гэ		ides, and is secured to the top plate with a minimum of three nails on each side.
	F. Other:	bolts structurally connected or reinforced concrete roof.
	G. Unknown or unid	entified
	H. No attic access	entined .
5.		nat is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[]	A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.  Total length of non-hip features: ; Total roof system perimeter:
[]	B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[X	X] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
6	Secondary Water R	esistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR)
	A. SWR (also calle sheathing or fo	ed Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the am adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling
ГЛ		usion in the event of roof covering loss.
	<ul><li>B. No SWR.</li><li>C. Unknown or under</li></ul>	termined.

Inspectors Initials Property Address Bldg 300, 98 S Highland Ave, Units 301, 02, Tarpon Springs

7. Opening Protection: What is the weakest form of wind borne debris protection installed on the structure? First, use the table to determine the weakest form of protection for each category of opening. Second, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings and (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

-	ening Protection Level Chart	Glazed Openings Opening					
openi form	an "X" in each row to identify all forms of protection in use for each ng type. Check only one answer below (A thru X), based on the weakest of protection (lowest row) for any of the Glazed openings and indicate eakest form of protection (lowest row) for Non-Glazed openings.	Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C	·					·
Х	No Windborne Debris Protection	Х				Χ	Х

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist

    B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level D.
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

☐ C.1 All Non-Glazed openings classified as A, B, or C in the table above, or no Non-Glazed open
--

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

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[] N. Exterior Opening Protection (unverified shutter systematics) protective coverings not meeting the requirements of					
"B" with no documentation of compliance (Level N in	,				
□ N.1 All Non-Glazed openings classified as Level A, B, C, or			* *		
□ N.2 One or More Non-Glazed openings classified as Level D table above	in the table above, and no No	on-Glazed	openings classified as Level X in the		
□ N.3 One or More Non-Glazed openings is classified as Level					
[X] X. None or Some Glazed Openings One or more Glazed of	ppenings classified and Lev	el X in tl	ne table above.		
MITIGATION INSPECTIONS MUST B. Section 627.711(2), Florida Statutes, provid					
Qualified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984		
Inspection Company: Felten Property Assessment Team		Phone:	866-568-7853		
Qualified Inspector – I hold an active license as a:	(check one)				
☐ Home inspector licensed under Section 468.8314, Florida Statutes training approved by the Construction Industry Licensing Board at			er of hours of hurricane mitigation		
<ul> <li>□ Building code inspector certified under Section 468.607, Florida S</li> <li>□ General, building or residential contractor licensed under Section 4</li> </ul>					
$\ \square$ Professional engineer licensed under Section 471.015, Florida Stat	tutes.				
☐ Professional architect licensed under Section 481.213, Florida Stat					
Any other individual or entity recognized by the insurer as possess verification form pursuant to Section 627.711(2), Florida Statutes.	sing the necessary qualificatio	ns to prop	erly complete a uniform mitigation		
Individuals other than licensed contractors licensed under S					
under Section 471.015, Florida Statues, must inspect the stru Licensees under s.471.015 or s.489.111 may authorize a direct					
experience to conduct a mitigation verification inspection.	et employee who possesse	s the req	uiste skiii, kiiowieuge, and		
I, John Felten am a qualified inspector and I	personally performed the	e inspecti	ion or ( <i>licensed</i>		
contractors and professional engineers only) I had my employ					
and I agree to be responsible for his/her work.					
h Af					
O I'C II O'C A	40.00.0004				
Qualified Inspector Signature: Date	: <u>12-23-2024</u>				
An individual or entity who knowingly or through gross neg	ligence provides a false o	r fraudu	lent mitigation verification form		
is subject to investigation by the Florida Division of Insuran					
appropriate licensing agency or to criminal prosecution. (Section 627.711(4)-(7), Florida Statutes) The Qualified Inspector who certifies this form shall be directly liable for the misconduct of employees as if the authorized mitigation inspector personally					
performed the inspection.	or employees as it the aut	iioi izeu	mitigation inspector personany		
Harmon Annual Andrews Colored to 100 100	17 , 1' 1	1 1	.1 6		
Homeowner to complete: I certify that the named Qualified residence identified on this form and that proof of identification					
Signature:	Date:				
An individual or entity who knowingly provides or utters a obtain or receive a discount on an insurance premium to w					
misdemeanor of the first degree. (Section 627.711(7), Florid		11ty 18 110	t entitled committs a		
<u> </u>	,				
The definitions on this form are for inspection purposes only and cannot be hurricanes.	used to certify any product or	constructio	on feature as offering protection from		

Inspectors Initials Property Address Bldg 300, 98 S Highland Ave, Units 301, 02, Tarpon Springs

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OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



## RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

# **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES For Bldg 400, 98 S Highland Ave, Units 401, 02**

1. Building Code: Unknown or does not meet the requirements of Answer A or B

Comments: The year of construction was verified as 2001 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2014. The roof permit was

confirmed and the permit number is 14-1001. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Other Roof

Comments: The roof shape is made up of a combination of flat and pitched

sections. The flat area of the roof comprises approximately 13% of

the total roof area.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification







**Exterior Elevation** 

**Exterior Elevation** 

**Exterior Elevation** 





Parcel ID: DONE RITE ROOFING, INC

Description †↓	Value
CONSTRUCTION TYPE	CONCRETE MASONRY UNITS
ROOF TYPE	ASPHALT SHINGLE
FLOOD ZONE	AE ZONE
BUILT BEFORE FBC?(3/1/02)	YES
PROOF OF VALUE PROVIDED?	YES
SITE BUILT SFR STRUCTURE?	NO
INSURED/JUST VALUE >\$300K	NO



**Roof Permit** Information









**Roof Construction** 



**Roof Construction** 



**Roof Construction** 





### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

Inspection Date: 12-23-2024					
Owner Information					
Owner Name: Tarpon Highlands At Lake T	Contact Person: Andrew George				
Association, Inc.					
Address: Bldg 400, 98 S Highland Ave, Un	Home Phone:				
City: Tarpon Springs	Zip: 34689	Work Phone: (727) 726-8000			
County: Pinellas		Cell Phone:			
Insurance Company:	Policy #:				
Year of Home: 2001	# of Stories: 3	Email: andrewg@ameritechmail.com			

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

<b><u>Building Code</u></b> : Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
A. Built in compliance with the FBC: Year Built. For homes built in 2002/2003 provide a permit application with a date after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996 provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY)//
<b>Roof Covering:</b> Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	06-10-2014		2014	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	06-10-2014		2014	[]
[] 5. Membrane				[]
[] 6. Other				П

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the <u>weakest</u> form of roof deck attachment?
- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 400, 98 S Highland Ave, Units 401, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

	or greater resist 182 psf.	ance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at leas
П	D. Reinforced Conc	ete Roof Deck.
	E. Other:	
	F. Unknown or unide	entified.
[]	G. No attic access.	
4.		<b>ment:</b> What is the <b>WEAKEST</b> roof to wall connection? (Do not include attachment of hip/valley jacks within routside corner of the roof in determination of WEAKEST type)
[]	A. Toe Nails	
	top pla	ss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the ate of the wall, or
	[] Met	al connectors that do not meet the minimal conditions or requirements of B, C, or D
	Minimal conditions	to qualify for categories B, C, or D. All visible metal connectors are:
		cured to truss/rafter with a minimum of three (3) nails, and
	[X]At	tached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter and blocked no more than 1.5" of the truss/rafter, and free of visible severe
F\ /	(I D CI'	corrosion.
ĮΧ	(] B. Clips	
	[] Met	etal connectors that do not wrap over the top of the truss/rafter, <b>or</b> ral connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nation requirements of C or D, but is secured with a minimum of 3 nails.
П	C. Single Wraps	in requirements of C of D, out is secured with a minimum of 5 hairs.
IJ	$\mathbf{N}$	letal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with inimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
[]	D. Double Wraps	
	beam, minim [] Met	al Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a num of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or al connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on
гэ		ides, and is secured to the top plate with a minimum of three nails on each side.
	F. Other:	bolts structurally connected or reinforced concrete roof.
	G. Unknown or unid	entified
	H. No attic access	entined .
5.		nat is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[]	A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.  Total length of non-hip features: ; Total roof system perimeter:
[]	B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[X	X] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
6	Secondary Water R	esistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR)
	A. SWR (also calle sheathing or fo	ed Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the am adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling
ГЛ		usion in the event of roof covering loss.
	<ul><li>B. No SWR.</li><li>C. Unknown or under</li></ul>	termined.

Inspectors Initials Property Address Bldg 400, 98 S Highland Ave, Units 401, 02, Tarpon Springs

7. Opening Protection: What is the weakest form of wind borne debris protection installed on the structure? First, use the table to determine the weakest form of protection for each category of opening. Second, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings and (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

Opening Protection Level Chart  Glazed Openings		Non-Glazed Openings					
openi form	an "X" in each row to identify all forms of protection in use for each ng type. Check only one answer below (A thru X), based on the weakest of protection (lowest row) for any of the Glazed openings and indicate eakest form of protection (lowest row) for Non-Glazed openings.	Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Х		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C	·					
х	No Windborne Debris Protection	Х				Χ	Х

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist

    B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level D.
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

☐ C.1 All Non-Glazed openings classified as A, B, or C in the table above, or no Non-Glazed open
--

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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[] N. Exterior Opening Protection (unverified shutter systematics) protective coverings not meeting the requirements of			
"B" with no documentation of compliance (Level N in the table above).			
N.1 All Non-Glazed openings classified as Level A, B, C, or N in the table above, or no Non-Glazed openings exist			
<ul> <li>N.2 One or More Non-Glazed openings classified as Level D table above</li> </ul>		on-Glazed	openings classified as Level X in the
N.3 One or More Non-Glazed openings is classified as Level X in the table above			
[X] X. None or Some Glazed Openings One or more Glazed openings classified and Level X in the table above.			
MITIGATION INSPECTIONS MUST BE CERTIFIED BY A QUALIFIED INSPECTOR.  Section 627.711(2), Florida Statutes, provides a listing of individuals who may sign this form.			
Qualified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984
Inspection Company: Felten Property Assessment Team	m Pho		866-568-7853
Qualified Inspector – I hold an active license as a: (check one)			
Home inspector licensed under Section 468.8314, Florida Statutes who has completed the statutory number of hours of hurricane mitigation training approved by the Construction Industry Licensing Board and completion of a proficiency exam.			
<ul> <li>□ Building code inspector certified under Section 468.607, Florida Statutes.</li> <li>□ General, building or residential contractor licensed under Section 489.111, Florida Statutes.</li> </ul>			
□ Professional engineer licensed under Section 471.015, Florida Statutes.			
Professional architect licensed under Section 481.213, Florida Statutes.			
Any other individual or entity recognized by the insurer as possessing the necessary qualifications to properly complete a uniform mitigation verification form pursuant to Section 627.711(2), Florida Statutes.			
Individuals other than licensed contractors licensed under Section 489.111, Florida Statutes, or professional engineer licensed			
under Section 471.015, Florida Statues, must inspect the structures personally and not through employees or other persons. Licensees under s.471.015 or s.489.111 may authorize a direct employee who possesses the requisite skill, knowledge, and			
experience to conduct a mitigation verification inspection.			
I, John Felten am a qualified inspector and I personally performed the inspection or (licensed			
contractors and professional engineers only) I had my employee ( <u>Joshua Pierson</u> ) perform the inspection			
and I agree to be responsible for his/her work.			
h At			
Je Harris and the second of th			
Qualified Inspector Signature: Date: 12-23-2024			
An individual or entity who knowingly or through gross negligence provides a false or fraudulent mitigation verification form			
is subject to investigation by the Florida Division of Insurance Fraud and may be subject to administrative action by the			
appropriate licensing agency or to criminal prosecution. (Section 627.711(4)-(7), Florida Statutes) The Qualified Inspector who			
certifies this form shall be directly liable for the misconduct of employees as if the authorized mitigation inspector personally performed the inspection.			
Homeowner to complete: I certify that the named Qualified Inspector or his or her employee did perform an inspection of the residence identified on this form and that proof of identification was provided to me or my Authorized Representative.			
Signature:	nature: Date:		
An individual or entity who knowingly provides or utters a false or fraudulent mitigation verification form with the intent to obtain or receive a discount on an insurance premium to which the individual or entity is not entitled commits a			
misdemeanor of the first degree. (Section 627.711(7), Florida Statutes)			
	/		
The definitions on this form are for inspection purposes only and cannot be hurricanes.	used to certify any product or	constructio	on feature as offering protection from

Inspectors Initials Property Address Bldg 400, 98 S Highland Ave, Units 401, 02, Tarpon Springs

\*This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



## **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

## **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES For Bldg 500, 98 S Highland Ave, Units 501, 02**

1. Building Code: Unknown or does not meet the requirements of Answer A or B

Comments: The year of construction was verified as 2001 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2014. The roof permit was

confirmed and the permit number is 14-1002. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Other Roof

Comments: The roof shape is made up of a combination of flat and pitched

sections. The flat area of the roof comprises approximately 13% of

the total roof area.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



#### Structure Detail

 Parcel ID:
 08271689880000002
 Address:
 98 3 HIGHLAND AVE

 Application Date:
 06/10/14
 Owner:
 TARPON SAIL & TENNIS CLUB

 Application #:
 14 - 1002
 Application Type:
 ROOFING

 Valuation:
 \$8,925
 Square Footage:
 00000000

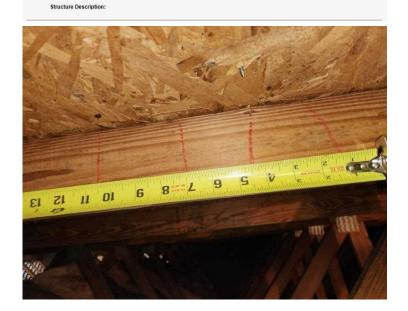
 Tenant Name:
 Application Status:
 CLOSED

 Tenant Unit Number:
 General Contractor:
 DONE RITE ROOFING, INC

 Zoning Description:
 RESIDENTIAL MULTIFAMILY

 Str# / Seq#:
 000 / 000

Roof Permit Information



**Roof Construction** 









**Roof Construction** 

**Roof Construction** 





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#### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

THE PROPERTY OF THE PERSON WITH WITH WITH		<del></del>						
Inspection Date: 12-23-2024								
Owner Information								
Owner Name: Tarpon Highlands At Lake T	Carpon Sail & Tennis Club I Condominium	Contact Person: Andrew George						
Association, Inc.								
Address: Bldg 500, 98 S Highland Ave, Units 501, 02		Home Phone:						
City: Tarpon Springs Zip: 34689		Work Phone: (727) 726-8000						
County: Pinellas		Cell Phone:						
Insurance Company:		Policy #:						
Year of Home: 2001	# of Stories: 3	Email: andrewg@ameritechmail.com						

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

				`	r) OR for homes located in
[] <i>A</i>				2003 provide a permit applica	tion with a date after
	B. For the HVHZ Only: Built in corprovide a permit application w	mpliance with the SF ith a date after 9/1/19	FBC-94: Year Built _ 994: Building Permi		
2.	Roof Covering: Select all roof cov	vering types in use. P	rovide the permit ap		
	2.1 Roof Covering Type:	Roof Covering Type:  Permit Application Permit Application Permit Application FBC or MDC Year of Original Installation or Replacement Replacement Compliance			
	[X] 1. Asphalt/Fiberglass Shingle	06-10-2014		2014	П

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".

06-10-2014

[] D. No roof coverings meet the requirements of Answer "A" or "B".

[] 2. Concrete/Clay Tile

[] 3. Metal

[] 6. Other

[X] 4. Built Up

- 3. **Roof Deck Attachment**: What is the weakest form of roof deck attachment?
- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 500, 98 S Highland Ave, Units 501, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

	or greater resist 182 psf.	ance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at leas
П	D. Reinforced Conc	ete Roof Deck.
	E. Other:	
	F. Unknown or unide	entified.
[]	G. No attic access.	
4.		<b>ment:</b> What is the <b>WEAKEST</b> roof to wall connection? (Do not include attachment of hip/valley jacks within routside corner of the roof in determination of WEAKEST type)
[]	A. Toe Nails	
	top pla	ss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the ate of the wall, or
	[] Met	al connectors that do not meet the minimal conditions or requirements of B, C, or D
	Minimal conditions	to qualify for categories B, C, or D. All visible metal connectors are:
		cured to truss/rafter with a minimum of three (3) nails, and
	[X]At	tached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter and blocked no more than 1.5" of the truss/rafter, and free of visible severe
F\ /	(I D CI'	corrosion.
ĮΧ	(] B. Clips	
	[] Met	etal connectors that do not wrap over the top of the truss/rafter, <b>or</b> ral connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nation requirements of C or D, but is secured with a minimum of 3 nails.
П	C. Single Wraps	in requirements of C of D, out is secured with a minimum of 5 hairs.
IJ	$\mathbf{N}$	letal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with inimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
[]	D. Double Wraps	
	beam, minim [] Met	al Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a num of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or al connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on
гэ		ides, and is secured to the top plate with a minimum of three nails on each side.
	F. Other:	bolts structurally connected or reinforced concrete roof.
	G. Unknown or unid	entified
	H. No attic access	entined .
5.		nat is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[]	A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.  Total length of non-hip features: ; Total roof system perimeter:
[]	B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[X	X] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
6	Secondary Water R	esistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR)
	A. SWR (also calle sheathing or fo	ed Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the am adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling
ГЛ		usion in the event of roof covering loss.
	<ul><li>B. No SWR.</li><li>C. Unknown or under</li></ul>	termined.

Inspectors Initials Property Address Bldg 500, 98 S Highland Ave, Units 501, 02, Tarpon Springs

7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

Opening Protection Level Chart Place an "X" in each row to identify all forms of protection in use for each			Glazed O	penings	Non-Glazed Openings		
opening type. Check only one answer below (A thru X), based on the weakest form of protection (lowest row) for any of the Glazed openings and indicate the weakest form of protection (lowest row) for Non-Glazed openings.		Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	X	Х		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
Х	No Windborne Debris Protection	Χ				Χ	Х

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

☐ C.1 All Non-Glazed openings classified as A, B, or C in the table above, or no Non-Glazed open
--

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

Inspectors Initials Property Address Bldg 500, 98 S Highland Ave, Units 501, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

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[] N. Exterior Opening Protection (unverified shutter systematics) protective coverings not meeting the requirements of			
"B" with no documentation of compliance (Level N in	,		
□ N.1 All Non-Glazed openings classified as Level A, B, C, or			* *
□ N.2 One or More Non-Glazed openings classified as Level D table above	in the table above, and no No	on-Glazed	openings classified as Level X in the
□ N.3 One or More Non-Glazed openings is classified as Level			
[X] X. None or Some Glazed Openings One or more Glazed of	ppenings classified and Lev	el X in tl	ne table above.
MITIGATION INSPECTIONS MUST B. Section 627.711(2), Florida Statutes, provid			
Qualified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984
Inspection Company: Felten Property Assessment Team		Phone:	866-568-7853
Qualified Inspector – I hold an active license as a:	(check one)		
☐ Home inspector licensed under Section 468.8314, Florida Statutes training approved by the Construction Industry Licensing Board at			er of hours of hurricane mitigation
<ul> <li>□ Building code inspector certified under Section 468.607, Florida S</li> <li>□ General, building or residential contractor licensed under Section 4</li> </ul>			
$\ \square$ Professional engineer licensed under Section 471.015, Florida Stat	tutes.		
☐ Professional architect licensed under Section 481.213, Florida Stat			
Any other individual or entity recognized by the insurer as possess verification form pursuant to Section 627.711(2), Florida Statutes.	sing the necessary qualificatio	ns to prop	erly complete a uniform mitigation
Individuals other than licensed contractors licensed under S			
under Section 471.015, Florida Statues, must inspect the stru Licensees under s.471.015 or s.489.111 may authorize a direct			
experience to conduct a mitigation verification inspection.	et employee who possesse	s the req	uiste skiii, kiiowieuge, and
I, John Felten am a qualified inspector and I	personally performed the	e inspecti	ion or ( <i>licensed</i>
contractors and professional engineers only) I had my employ			
and I agree to be responsible for his/her work.			
h Af			
O I'C II O'C A	40.00.0004		
Qualified Inspector Signature: Date	: <u>12-23-2024</u>		
An individual or entity who knowingly or through gross neg	ligence provides a false o	r fraudu	lent mitigation verification form
is subject to investigation by the Florida Division of Insurance			
appropriate licensing agency or to criminal prosecution. (Secretifies this form shall be directly liable for the misconduct			
performed the inspection.	or employees as it the aut	iioi izeu	mitigation inspector personany
Harmon Annual Andrews College 10 10	17 , 1' 1	1 1	.1 6
Homeowner to complete: I certify that the named Qualified residence identified on this form and that proof of identification			
Signature:	Date:		
An individual or entity who knowingly provides or utters a obtain or receive a discount on an insurance premium to w			
misdemeanor of the first degree. (Section 627.711(7), Florid		11ty 18 110	t entitied committs a
<u> </u>	,		
The definitions on this form are for inspection purposes only and cannot be hurricanes.	used to certify any product or	constructio	on feature as offering protection from

Inspectors Initials Property Address Bldg 500, 98 S Highland Ave, Units 501, 02, Tarpon Springs

\*This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



#### RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

# **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES For Bldg 800, 98 S Highland Ave, Units 801, 02**

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2022. The roof permit was

confirmed and the permit number is 22-1076. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

Attachment:

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Hip Roof

Comments: Inspection verified a combination of hip and flat roof shapes. The flat

portion comprises approximately 6% of the total roof area.

6. SWR: No

Comments: No SWR verified.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



#### Status Detail Parcel ID: 082716898800080801 Address: 98 S HIGHLAND AVE 0801 Application Date: 05/04/22 FANGMAN, MICHAEL OR BARBARA Application #: 22 - 1076 ONLINE ROOFING Valuation: \$19,200 Square Footage: 000000045 Tenant Name: Application Status: PERMIT PRINTED MITCHELL AND SONS Tenant Unit Number: General Contractor: Zoning Description: RESIDENTIAL MULTIFAMILY

Roof Permit Information

**Roof Construction** 



**Roof Construction** 





SUPPORTING DOCUMENTION OF WINDSTORM MITIGATION FEATURES LOCATED AT: Bldg 800, 98 S Highland Ave, Units 801, 02

FPAT File #MUD2422376

**Roof Construction** 





#### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

Inspection Date: 12-23-2024							
Tarpon Sail & Tennis Club I Condominium	Contact Person: Andrew George						
Association, Inc.							
Address: Bldg 800, 98 S Highland Ave, Units 801, 02							
City: Tarpon Springs Zip: 34689							
	Cell Phone:						
	Policy #:						
# of Stories: 3	Email: andrewg@ameritechmail.com						
	its 801, 02 Zip: 34689						

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1.	Building Code: Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
	the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X	K] A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
	after 3/1/2002: Building Permit Application Date (MM/DD/YYYYY)
[]	B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
	provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY) / /

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	11-30-2022		2022	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	11-30-2022		2022	[]
[] 5. Membrane				[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".

[] C. Unknown or does not meet the requirements of Answer "A" or "B"

- 3. **Roof Deck Attachment**: What is the weakest form of roof deck attachment?
- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 800, 98 S Highland Ave, Units 801, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

or greater resis	stance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at least
D. Reinforced Cond	crete Roof Deck.
[] E. Other: [] F. Unknown or uni	dentified
G. No attic access.	dentified.
5 feet of the inside	<b>chment:</b> What is the <u>WEAKEST</u> roof to wall connection? (Do not include attachment of hip/valley jacks within or outside corner of the roof in determination of WEAKEST type)
[] A. Toe Nails	uss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the
	plate of the wall, or
[] Mo	etal connectors that do not meet the minimal conditions or requirements of B, C, or D
	s to qualify for categories B, C, or D. All visible metal connectors are:
[X]A	ecured to truss/rafter with a minimum of three (3) nails, <b>and</b> attached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter <b>and</b> blocked no more than 1.5" of the truss/rafter, <b>and</b> free of visible severe corrosion.
[X] B. Clips	Metal comportant that do not reman even the top of the topse /meften on
[] M	Metal connectors that do not wrap over the top of the truss/rafter, <b>or</b> etal connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nail ion requirements of C or D, but is secured with a minimum of 3 nails.
C. Single Wraps	
	Metal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with a minimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
D. Double Wraps	
beam mini [] Mo	etal Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond in, on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a mum of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or etal connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on sides, and is secured to the top plate with a minimum of three nails on each side.
	or bolts structurally connected or reinforced concrete roof.
[] F. Other: [] G. Unknown or uni [] H. No attic access	dentified
	What is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of ver unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[X] A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.  Total length of non-hip features: ; Total roof system perimeter:
[] B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
[] A. SWR (also calle sheathing or f	Resistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR) d Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the foam adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling trusion in the event of roof covering loss.
[X] B. No SWR.	latamain a d
[] C. Unknown or und	ieterminea.

Inspectors Initials Property Address Bldg 800, 98 S Highland Ave, Units 801, 02, Tarpon Springs

7. Opening Protection: What is the weakest form of wind borne debris protection installed on the structure? First, use the table to determine the weakest form of protection for each category of opening. Second, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings and (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

Opening Protection Level Chart  Place an "X" in each row to identify all forms of protection in use for each opening type. Check only one answer below (A thru X), based on the weakest form of protection (lowest row) for any of the Glazed openings and indicate the weakest form of protection (lowest row) for Non-Glazed openings.			Glazed O	penings	Non-Glazed Openings		
		Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C	·					·
Х	No Windborne Debris Protection	Х				Χ	X

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

C.1 All Non-Glazed of	penings	classified as A.	В	, or C in the	e table above,	or no Non-Glazed	openings	exist

- C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

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[] <u>N.</u>	Exterior Opening Protection (unverified shutter sys	f Answer "A", "B", or C" of					
	"B" with no documentation of compliance (Level N in the table above).  □ N.1 All Non-Glazed openings classified as Level A, B, C, or N in the table above, or no Non-Glazed openings exist						
	N.2 One or More Non-Glazed openings classified as Level I table above						
	N.3 One or More Non-Glazed openings is classified as Leve	el X in the table above					
[X] <u>X</u>	. None or Some Glazed Openings One or more Glazed		vel X in t	he table above.			
	MITIGATION INSPECTIONS MUST I Section 627.711(2), Florida Statutes, prov						
Qua	lified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984			
Insp	ection Company: Felten Property Assessment Team	1	Phone	: 866-568-7853			
Qual	ified Inspector – I hold an active license as a	: (check one)	•				
	ome inspector licensed under Section 468.8314, Florida Statute aining approved by the Construction Industry Licensing Board			per of hours of hurricane mitigation			
☐ Bı ⊠ G	uilding code inspector certified under Section 468.607, Florida eneral, building or residential contractor licensed under Section	Statutes. 1 489.111, Florida Statutes.					
□ Pr	ofessional engineer licensed under Section 471.015, Florida St	atutes.					
□ Pr	rofessional architect licensed under Section 481.213, Florida St	atutes.					
	ny other individual or entity recognized by the insurer as posse rification form pursuant to Section 627.711(2), Florida Statute		ons to prop	perly complete a uniform mitigation			
	duals other than licensed contractors licensed under						
	Section 471.015, Florida Statues, must inspect the str						
	sees under s.471.015 or s.489.111 may authorize a direction to conduct a mitigation verification inspection.	ect employee who possesse	s the rec	juisite skiii, knowledge, and			
	John Felten am a qualified inspector and actors and professional engineers only) I had my emploagree to be responsible for his/her work.						
Quali	fied Inspector Signature: Dat	te: <u>12-23-2024</u>					
	<u>lividual or entity who knowingly or through gross ne</u> ject to investigation by the Florida Division of Insural						
	priate licensing agency or to criminal prosecution. (S						
certifi	es this form shall be directly liable for the misconduc						
<u>perfor</u>	med the inspection.						
	neowner to complete: I certify that the named Qualification identified on this form and that proof of identification.						
Sign	ature:	Date:					
	ndividual or entity who knowingly provides or utters in or receive a discount on an insurance premium to v						
	emeanor of the first degree. (Section 627.711(7), Flor						
The def	initions on this form are for inspection purposes only and cannot b nes.	oe used to certify any product or	constructi	on feature as offering protection from			

Inspectors Initials Property Address Bldg 800, 98 S Highland Ave, Units 801, 02, Tarpon Springs

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OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



### **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

## **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES**For Bldg 1200, 98 S Highland Ave, Units 1201, 02

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2022. The roof permit was

confirmed and the permit number is 22-2705. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Hip Roof

Comments: Inspection verified a combination of hip and flat roof shapes. The flat

portion comprises approximately 6% of the total roof area.

6. SWR: Yes

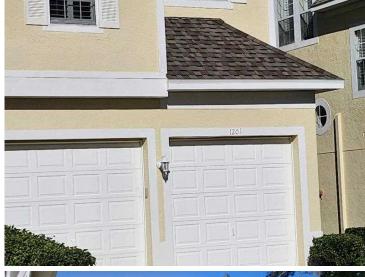
Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



# Status Detail Parcel ID: 082716898800121201 Address: 98 S HIGHLAND AVE 1201 Application Date: 11/16/22 Owner: KILGORE, MARK J Application #: 22 - 2705 Application Type: ROOFING Valuation: \$20,608 Square Footage: 000000000 Tenant Name: Application Status: PERMIT PRINTED Tenant Unit Number: General Contractor: MTCHELL AND SONS

**Roof Permit** 

Information



**Roof Construction** 



**Roof Construction** 





**Roof Construction** 





#### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

	<del></del>						
Inspection Date: 12-23-2024							
Carpon Sail & Tennis Club I Condominium	Contact Person: Andrew George						
nits 1201, 02	Home Phone:						
Zip: 34689	Work Phone: (727) 726-8000						
	Cell Phone:						
Insurance Company:							
# of Stories: 3	Email: andrewg@ameritechmail.com						
	Carpon Sail & Tennis Club I Condominium nits 1201, 02 Zip: 34689						

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1.	Building Code: Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
	the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X]	A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
	after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
[] I	B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
	provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY)//
П	C. Unknown or does not meet the requirements of Answer "A" or "B"

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	11-16-2022		2022	[]
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[] 4. Built Up				[]
[X] 5. Membrane	11-16-2022		2022	[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the weakest form of roof deck attachment?
- A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

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C	ance than 8d common halfs spaced a maximum of 6 inches in the field or has a mean upilit resistance of at least
182 psf.	eta Daaf Daak
<ul><li>[] D. Reinforced Concrete</li><li>[] E. Other:</li></ul>	ste Roof Deck.
[] E. Other. [] F. Unknown or unide	mtified
G. No attic access.	mined.
	What di William Co. Hand di O. D. and di A. di and di O. di di di di
	ment: What is the <u>WEAKEST</u> roof to wall connection? (Do not include attachment of hip/valley jacks within
	outside corner of the roof in determination of WEAKEST type)
[] A. Toe Nails	/
	ss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the
	tte of the wall, or
	al connectors that do not meet the minimal conditions or requirements of B, C, or D
	to qualify for categories B, C, or D. All visible metal connectors are:
	cured to truss/rafter with a minimum of three (3) nails, and
[X]Att	ached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from
	the blocking or truss/rafter and blocked no more than 1.5" of the truss/rafter, and free of visible severe
	corrosion.
[X] B. Clips	
	etal connectors that do not wrap over the top of the truss/rafter, or
23	al connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nail
	on requirements of C or D, but is secured with a minimum of 3 nails.
C. Single Wraps	
	etal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with a
	inimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
D. Double Wraps	-1 C
	al Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond
	on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a
	um of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or
	al connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on des, and is secured to the top plate with a minimum of three nails on each side.
	bolts structurally connected or reinforced concrete roof.
F. Other:	bolts structurally connected of Tennorced concrete 1001.
[] G. Unknown or unide	entified
H. No attic access	minica
[] II. No attic access	
	nat is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of
the host structure ove	er unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[X] A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.
	Total length of non-hip features: ; Total roof system perimeter:
B. Flat Roof	Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less
[] 2. 1	than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
[] c. culci iteei	This foot that does not qualify as entire (T) of (B) assists
	esistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR)
	d Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the
_	am adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling
	usion in the event of roof covering loss.
B. No SWR.	
[] C. Unknown or unde	termined.

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7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

-	ening Protection Level Chart		Non-Glazed Openings				
Place an "X" in each row to identify all forms of protection in use for each opening type. Check only one answer below (A thru X), based on the weakest form of protection (lowest row) for any of the Glazed openings and indicate the weakest form of protection (lowest row) for Non-Glazed openings.			Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
Х	No Windborne Debris Protection	Χ				Χ	Χ

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

C.1 All Non-Glazed of	penings	classified as A.	В	, or C in the	e table above,	or no Non-Glazed	openings	exist

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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[] <u>N.</u>	Exterior Opening Protection (unverified shutter system protective coverings not meeting the requirements o "B" with no documentation of compliance (Level N	f Answer "A", "B", or C"					
	<ul> <li>N.1 All Non-Glazed openings classified as Level A, B, C, or N in the table above, or no Non-Glazed openings exist</li> <li>N.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level X in the table above</li> </ul>						
	N.3 One or More Non-Glazed openings is classified as Leve	el X in the table above					
[X] <u>X</u> .	None or Some Glazed Openings One or more Glazed	openings classified and Le	vel X in t	he table above.			
	MITIGATION INSPECTIONS MUST I Section 627.711(2), Florida Statutes, prov	~					
Qual	ified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984			
Inspe	ection Company: Felten Property Assessment Team	1	Phone	: 866-568-7853			
Quali	fied Inspector – I hold an active license as a	: (check one)					
	ome inspector licensed under Section 468.8314, Florida Statute ining approved by the Construction Industry Licensing Board			per of hours of hurricane mitigation			
□ Bu ⊠ Ge	ilding code inspector certified under Section 468.607, Florida neral, building or residential contractor licensed under Section	Statutes. 1 489.111, Florida Statutes.					
□ Pro	ofessional engineer licensed under Section 471.015, Florida St	atutes.					
□ Pro	ofessional architect licensed under Section 481.213, Florida St	atutes.					
	by other individual or entity recognized by the insurer as posse rification form pursuant to Section 627.711(2), Florida Statute		ons to prop	perly complete a uniform mitigation			
under Licens	luals other than licensed contractors licensed under Section 471.015, Florida Statues, must inspect the strees under s.471.015 or s.489.111 may authorize a direct to conduct a mitigation verification inspection.	ructures personally and n	ot throug	th employees or other persons.			
	<u>John Felten</u> am a qualified inspector and ctors and professional engineers only) I had my employere to be responsible for his/her work.						
Qualif	ied Inspector Signature: Date	te: <u>12-23-2024</u>					
<u>is subj</u>	lividual or entity who knowingly or through gross ne ect to investigation by the Florida Division of Insura priate licensing agency or to criminal prosecution. (S	nce Fraud and may be sul	ject to a	dministrative action by the			
certifie	es this form shall be directly liable for the misconduc med the inspection.						
	<b>eowner to complete:</b> I certify that the named Qualificance identified on this form and that proof of identification						
Signa	ature:	Date:					
obtai	dividual or entity who knowingly provides or utters nor receive a discount on an insurance premium to be demeanor of the first degree. (Section 627.711(7), Flor	which the individual or en					
The defi	nitions on this form are for inspection purposes only and cannot b	oe used to certify any product or	construction	on feature as offering protection from			

Inspectors Initials Property Address Bldg 1200, 98 S Highland Ave, Units 1201, 02, Tarpon Springs

\*This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



#### RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

## **Felten Property Assessment Team**

866.568.7853 | www.fpat.com

# **RECAPITULATION OF MITIGATION FEATURES For Bldg 1600, 98 S Highland Ave, Units 1601, 02**

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2022. The roof permit was

confirmed and the permit number is 22-1026. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

Attachment:

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Hip Roof

Comments: Inspection verified a combination of hip and flat roof shapes. The flat

portion comprises approximately 6% of the total roof area.

6. SWR: No

Comments: No SWR verified.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



#### Status Detail

 Parcel ID:
 082716898800161601
 Address:
 98 S HIGHLAND AVE 1601

 Application Date:
 05/02/22
 Owner:
 LARQUE, FRANCIS OR THERESA

 Application #:
 22 - 1026
 Application Type:
 ROOFING

 Valuation:
 \$17,832
 Square Footage:
 000000000

 Tenant Name:
 Application Status:
 FINALED

 Tenant Unit Number:
 General Contractor:
 MTCHELL AND SONS ROOFING

 Zoning Description:
 RESIDENTIAL MULTIFAMILY

Roof Permit Information



**Roof Construction** 





**Roof Construction** 





SUPPORTING DOCUMENTION OF WINDSTORM MITIGATION FEATURES LOCATED AT: Bldg 1600, 98 S Highland Ave, Units 1601, 02

FPAT File #MUD2422376

**Roof Construction** 





### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

	· • • • • • • • • • • • • • • • • • • •	<del></del>				
Inspection Date: 12-23-2024						
Owner Information						
Owner Name: Tarpon Highlands At Lake T	Tarpon Sail & Tennis Club I Condominium	Contact Person: Andrew George				
Association, Inc.						
Address: Bldg 1600, 98 S Highland Ave, U	Home Phone:					
City: Tarpon Springs	Zip: 34689	Work Phone: (727) 726-8000				
County: Pinellas		Cell Phone:				
Insurance Company:	Policy #:					
Year of Home: 2005	# of Stories: 3	Email: andrewg@ameritechmail.com				

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1.	<b>Building Code</b> : Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
	the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X	[] A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
	after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
[]	B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
	provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY) / /
П	C. Unknown or does not meet the requirements of Answer "A" or "B"

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	05-02-2022		2022	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	05-02-2022		2022	[]
[] 5. Membrane				[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the weakest form of roof deck attachment?
- A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 1600, 98 S Highland Ave, Units 1601, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

or greater resistant 182 psf.	stance than 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at least
D. Reinforced Con-	crete Roof Deck.
[] E. Other: [] F. Unknown or uni	dantifiad
[] G. No attic access.	dentified.
	ok
	<b>chment:</b> What is the <b>WEAKEST</b> roof to wall connection? (Do not include attachment of hip/valley jacks within or outside corner of the roof in determination of WEAKEST type)
[] Tr	russ/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the plate of the wall, or
[] M	etal connectors that do not meet the minimal conditions or requirements of B, C, or D
	s to qualify for categories B, C, or D. All visible metal connectors are:
	decured to truss/rafter with a minimum of three (3) nails, and
[X]A	attached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from the blocking or truss/rafter <b>and</b> blocked no more than 1.5" of the truss/rafter, <b>and</b> free of visible severe corrosion.
[X] B. Clips	
[] M	Metal connectors that do not wrap over the top of the truss/rafter, <b>or</b> etal connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nail ion requirements of C or D, but is secured with a minimum of 3 nails.
C. Single Wraps	
]	Metal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with a minimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.
D. Double Wraps	
bean mini [] M	etal Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond n, on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a mum of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or etal connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on
	sides, and is secured to the top plate with a minimum of three nails on each side.
[] E. Structural Ancho [] F. Other:	or bolts structurally connected or reinforced concrete roof.
[] G. Unknown or uni	identified
H. No attic access	
	What is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall of ver unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).
[X] A. Hip Roof	Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.
B. Flat Roof	Total length of non-hip features: ; Total roof system perimeter: Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less
	than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[] C. Other Roof	Any roof that does not qualify as either (A) or (B) above.
( C	D
[] A. SWR (also calle sheathing or f from water in	Resistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR) of Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the foam adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling trusion in the event of roof covering loss.
[X] B. No SWR.	datarminad
[] C. Unknown or und	determined.

Inspectors Initials Property Address Bldg 1600, 98 S Highland Ave, Units 1601, 02, Tarpon Springs

7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

Opening Protection Level Chart			Glazed Openings				
openi form	an "X" in each row to identify all forms of protection in use for each ng type. Check only one answer below (A thru X), based on the weakest of protection (lowest row) for any of the Glazed openings and indicate eakest form of protection (lowest row) for Non-Glazed openings.	Windows or Entry Doors	Garage Doors	Skylights	Glass Block	Entry Doors	Garage Doors
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
х	No Windborne Debris Protection	Χ				Χ	Χ

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

C.1 All Non-Glazed of	penings	classified as A.	В	, or C in the	e table above,	or no Non-Glazed	openings	exist

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

Inspectors Initials Property Address Bldg 1600, 98 S Highland Ave, Units 1601, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

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[] N. Exterior Opening Protection (unverified shutter syst protective coverings not meeting the requirements of "B" with no documentation of compliance (Level N i	Answer "A", "B", or C" of	
□ N.1 All Non-Glazed openings classified as Level A, B, C, or	,	on-Glazed openings exist
N.2 One or More Non-Glazed openings classified as Level I table above		-
N.3 One or More Non-Glazed openings is classified as Leve	l X in the table above	
[X] X. None or Some Glazed Openings One or more Glazed	openings classified and Lev	vel X in the table above.
MITIGATION INSPECTIONS MUST B Section 627.711(2), Florida Statutes, provi	_	
Qualified Inspector Name: John Felten	License Type: CBC	License or Certificate #: CBC1255984
Inspection Company: Felten Property Assessment Team		Phone: 866-568-7853
Qualified Inspector – I hold an active license as a:	(check one)	
☐ Home inspector licensed under Section 468.8314, Florida Statute: training approved by the Construction Industry Licensing Board a		
<ul> <li>□ Building code inspector certified under Section 468.607, Florida</li> <li>□ General, building or residential contractor licensed under Section</li> </ul>	Statutes. 489.111, Florida Statutes.	
Professional engineer licensed under Section 471.015, Florida Sta	itutes.	
Professional architect licensed under Section 481.213, Florida Sta	tutes.	
Any other individual or entity recognized by the insurer as possess verification form pursuant to Section 627.711(2), Florida Statutes		ons to properly complete a uniform mitigation
Individuals other than licensed contractors licensed under S	Section 489.111. Florida S	tatutes, or professional engineer licensed
under Section 471.015, Florida Statues, must inspect the str Licensees under s.471.015 or s.489.111 may authorize a dire experience to conduct a mitigation verification inspection.		
I, <u>John Felten</u> am a qualified inspector and I contractors and professional engineers only) I had my emplo and I agree to be responsible for his/her work.		
Qualified Inspector Signature: Date	e: <u>12-23-2024</u>	
An individual or entity who knowingly or through gross neg	digence provides a false o	r fraudulent mitigation verification form
is subject to investigation by the Florida Division of Insuran	ce Fraud and may be sub	ject to administrative action by the
appropriate licensing agency or to criminal prosecution. (Se		
<u>certifies this form shall be directly liable for the misconduct</u> performed the inspection.	of employees as if the au	thorized mitigation inspector personally
<u> </u>		
Homeowner to complete: I certify that the named Qualifie residence identified on this form and that proof of identification		
Signature:	Date:	
An individual or entity who knowingly provides or utters a	a false or fraudulent mitic	vation verification form with the intent to
obtain or receive a discount on an insurance premium to w misdemeanor of the first degree. (Section 627.711(7), Flori	hich the individual or en	
The definitions on this form are for inspection purposes only and cannot be hurricones		construction feature as offering protection from

Inspectors Initials Property Address Bldg 1600, 98 S Highland Ave, Units 1601, 02, Tarpon Springs

\*This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



## **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

## **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES For Bldg 2000, 98 S Highland Ave, Units 2001, 02**

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2022. The roof permit was

confirmed and the permit number is 22-916. This roof was verified as meeting the building code requirements outlined on the mitigation

affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Hip Roof

Comments: Inspection verified a combination of hip and flat roof shapes. The flat

portion comprises approximately 6% of the total roof area.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



#### Status Detail

Parcel ID: 082716898800202001 Application Type: ONLINE ROOFING Valuation: \$20,200 000000044 Tenant Name: Perry and Laurie Giancola Application Status: PERMIT PRINTED Tenant Unit Number: 2001 General Contractor: MITCHELL AND SONS

Owner: GIANCOLA, PERRY OR LAURIE

**Roof Permit** Information



**Roof Construction** 









**Roof Construction** 







**Roof Construction** 

#### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

The state of the s						
Inspection Date: 12-23-2024						
Owner Information						
Tarpon Sail & Tennis Club I Condominium	Contact Person: Andrew George					
Association, Inc.						
nits 2001, 02	Home Phone:					
City: Tarpon Springs Zip: 34689						
	Cell Phone:					
Insurance Company:						
# of Stories: 3	Email: andrewg@ameritechmail.com					
	Tarpon Sail & Tennis Club I Condominium  (nits 2001, 02    Zip: 34689					

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1.	<b>Building Code</b> : Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
	the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X	A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
	after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
[]	B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
	provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY) / /
П	C. Unknown or does not meet the requirements of Answer "A" or "B"

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	04-19-2022		2022	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	04-19-2022		2022	[]
[] 5. Membrane				[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the <u>weakest</u> form of roof deck attachment?
- A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

Inspectors Initials Property Address Bldg 2000, 98 S Highland Ave, Units 2001, 02, Tarpon Springs

<sup>\*</sup>This verification form is valid for up to five (5) years provided no material changes have been made to the structure or inaccuracies found on the form.

	or greater resistance than 8d common halfs spaced a maximum of 6 inches in the field or has a mean upilit resistance of a	ii ieas
пт	182 psf. Reinforced Concrete Roof Deck.	
	Other:	
	Unknown or unidentified.	
	No attic access.	
		:41. :
	<b>pof to Wall Attachment:</b> What is the <u>WEAKEST</u> roof to wall connection? (Do not include attachment of hip/valley jacks veet of the inside or outside corner of the roof in determination of WEAKEST type)	vitnir
	Toe Nails	
IJź	[] Truss/rafter anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached	to th
	top plate of the wall, or	to th
	[] Metal connectors that do not meet the minimal conditions or requirements of B, C, or D	
,		
<u>I</u>	inimal conditions to qualify for categories B, C, or D. All visible metal connectors are:  [X]Secured to truss/rafter with a minimum of three (3) nails, and	
	[X]Secured to truss/ration with a minimum of time (3) hans, and [X]Attached to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap fr	om
	the blocking or truss/rafter <b>and</b> blocked no more than 1.5" of the truss/rafter, <b>and</b> free of visible severe	OIII
	corrosion.	
[X]	. Clips	
ניין	[X] Metal connectors that do not wrap over the top of the truss/rafter, <b>or</b>	
	[] Metal connectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the	ne na
	position requirements of C or D, but is secured with a minimum of 3 nails.	
[] (	Single Wraps	
	Metal connectors consisting of a single strap that wraps over the top of the truss/rafter and is secured	with
	minimum of 2 nails on the front side and a minimum of 1 nail on the opposing side.	
[] I	Double Wraps	
	[] Metal Connectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond	
	beam, on either side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with	ı a
	minimum of 2 nails on the front side, and a minimum of 1 nail on the opposing side, or	
	[] Metal connectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall of both sides, and is secured to the top plate with a minimum of three nails on each side.	<i>)</i> 11
ПЕ	Structural Anchor bolts structurally connected or reinforced concrete roof.	
	Other:	
	Unknown or unidentified	
	No attic access	
LJ		
5	of Geometry: What is the roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or v	voll 0
	e host structure over unenclosed space in the determination of roof perimeter or roof area for roof geometry classification).	vaii o
[X]	Hip Roof Hip roof with no other roof shapes greater than 10% of the total roof system perimeter.	
	Total length of non-hip features: ; Total roof system perimeter:	
[] E	Flat Roof Roof on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less	SS
	than 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft	
[] (	Other Roof Any roof that does not qualify as either (A) or (B) above.	
6.	condary Water Resistance (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR)	
	SWR (also called Sealed Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to t	the
	sheathing or foam adhesive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwel	
	from water intrusion in the event of roof covering loss.	
[] E	No SWR.	
	Unknown or undetermined.	
-		

Inspectors Initials Property Address Bldg 2000, 98 S Highland Ave, Units 2001, 02, Tarpon Springs

7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

-	ening Protection Level Chart	Glazed Openings			Non-Glazed Openings		
openi form	an "X" in each row to identify all forms of protection in use for each ng type. Check only one answer below (A thru X), based on the weakest of protection (lowest row) for any of the Glazed openings and indicate eakest form of protection (lowest row) for Non-Glazed openings.	or Entry   Galage   Skylights   Glass   Elle			Entry Doors	Garage Doors	
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
Х	No Windborne Debris Protection	Χ				Χ	Χ

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - ☐ B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

C.1 All Non-Glazed of	penings	classified as A.	В	, or C in the	e table above,	or no Non-Glazed	openings	exist

- ☐ C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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[] <u>N.</u>	Exterior Opening Protection (unverified shutter sys	f Answer "A", "B", or C" of					
	"B" with no documentation of compliance (Level N in the table above).  □ N.1 All Non-Glazed openings classified as Level A, B, C, or N in the table above, or no Non-Glazed openings exist						
	N.2 One or More Non-Glazed openings classified as Level I table above			• •			
	N.3 One or More Non-Glazed openings is classified as Leve	el X in the table above					
[X] <u>X</u>	. None or Some Glazed Openings One or more Glazed		vel X in t	he table above.			
	MITIGATION INSPECTIONS MUST I Section 627.711(2), Florida Statutes, prov	~					
Qual	ified Inspector Name: John Felten	License Type: CBC		License or Certificate #: CBC1255984			
Insp	ection Company: Felten Property Assessment Team	1	Phone	: 866-568-7853			
Qual	ified Inspector – I hold an active license as a	: (check one)					
	ome inspector licensed under Section 468.8314, Florida Statute ining approved by the Construction Industry Licensing Board			er of hours of hurricane mitigation			
☐ Bı ⊠ Go	uilding code inspector certified under Section 468.607, Florida eneral, building or residential contractor licensed under Section	Statutes. 1 489.111, Florida Statutes.					
□ Pr	ofessional engineer licensed under Section 471.015, Florida St.	atutes.					
□ Pr	ofessional architect licensed under Section 481.213, Florida Sta	atutes.					
	ny other individual or entity recognized by the insurer as posses rification form pursuant to Section 627.711(2), Florida Statutes		ons to prop	perly complete a uniform mitigation			
	duals other than licensed contractors licensed under						
	Section 471.015, Florida Statues, must inspect the str						
	sees under s.471.015 or s.489.111 may authorize a director conduct a mitigation verification inspection.	ect employee who possesse	es the rec	juisite skiii, knowledge, and			
	John Felten am a qualified inspector and lactors and professional engineers only) I had my emploagree to be responsible for his/her work.						
Qualif	fied Inspector Signature: Dat	te: <u>12-23-2024</u>					
	lividual or entity who knowingly or through gross ne- lect to investigation by the Florida Division of Insural						
	priate licensing agency or to criminal prosecution. (Se						
<u>certifi</u>	es this form shall be directly liable for the misconduc						
<u>perfor</u>	med the inspection.						
	neowner to complete: I certify that the named Qualification identified on this form and that proof of identification.						
Sign	ature:	Date:					
obtai	ndividual or entity who knowingly provides or utters in or receive a discount on an insurance premium to v emeanor of the first degree. (Section 627.711(7), Flori	which the individual or en					
The def hurrica	initions on this form are for inspection purposes only and cannot b nes.	e used to certify any product or	constructi	on feature as offering protection from			

Inspectors Initials Property Address Bldg 2000, 98 S Highland Ave, Units 2001, 02, Tarpon Springs

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OIR-B1-1802 (Rev. 01/12) Adopted by Rule 69O-170.0155



## **RESERVE STUDIES | INSURANCE APPRAISALS | WIND MITIGATION**



Prepared Exclusively for Tarpon Highlands At Lake Tarpon Sail & Tennis Club I Condominium Association,

As of 12-23-2024 | FPAT File# MUD2422376

## **Felten Property Assessment Team**

866.568.7853 | www.fpat.com



# **RECAPITULATION OF MITIGATION FEATURES For Bldg 2300, 98 S Highland Ave, Units 2301, 02**

1. Building Code: Built in compliance with the FBC

Comments: The year of construction was verified as 2005 per Pinellas County

Property Appraiser.

2. Roof Covering: FBC Equivalent

Comments: The roof covering was replaced in 2017. The roof permit was

confirmed and the permit number is 17-1606. This roof was verified

as meeting the building code requirements outlined on the

mitigation affidavit.

3. Roof Deck Attachment: Level C

Comments: Inspection verified 1/2" plywood roof deck attached with 8d nails at a

minimum 6" on the edge & 6" in the field.

4. Roof to Wall Clips

**Attachment:** 

Comments: Inspection verified hurricane clips fastened with a minimum of three

nails.

5. Roof Geometry: Other Roof

Comments: The roof shape is made up of a combination of flat and pitched

sections. The flat area of the roof comprises approximately 13% of

the total roof area.

6. SWR: Yes

Comments: SWR was verified at time of inspection. The Secondary Water

Resistance verified is a self-adhering peel and stick.

7. Opening Protection: None or Some Glazed Openings

Comments: No opening protection verified at the time of inspection.

Address Verification



**Exterior Elevation** 



**Exterior Elevation** 



**Exterior Elevation** 



#### Status Detail

 Parcel ID:
 082716898800232301
 Address:
 98 S HIGHLAND AVE 2301

 Application Date:
 06/27/17
 Owner:
 TARPON HIGHLANDS

 Application #:
 17 - 1606
 Application Type:
 ROOFING

 Valuation:
 \$18,825
 Square Footage:
 0000000

 Tenant Name:
 Application Status:
 FINALED

 Tenant Unit Number:
 General Contractor:
 DONE RITE ROOFING INC

 Zoning Description:
 RESIDENTIAL MULTIFAMILY

Roof Permit Information



**Roof Construction** 

**Roof Construction** 







**Roof Construction** 







**Roof Construction** 

### **Uniform Mitigation Verification Inspection Form**

Maintain a copy of this form and any documentation provided with the insurance policy

Inspection Date: 12-23-2024								
Owner Information								
Owner Name: Tarpon Highlands At Lake T	Tarpon Sail & Tennis Club I Condominium	Contact Person: Andrew George						
Association, Inc.								
Address: Bldg 2300, 98 S Highland Ave, U	nits 2301, 02	Home Phone:						
City: Tarpon Springs	Zip: 34689	Work Phone: (727) 726-8000						
County: Pinellas		Cell Phone:						
Insurance Company:	Policy #:							
Year of Home: 2005	# of Stories: 3	Email: andrewg@ameritechmail.com						

NOTE: Any documentation used in validating the compliance or existence of each construction or mitigation attribute must accompany this form. At least one photograph must accompany this form to validate each attribute marked in questions 3 though 7. The insurer may ask additional questions regarding the mitigated feature(s) verified on this form.

1. Building Code: Was the structure built in compliance with the Florida Building Code (FBC 2001 or later) OR for homes located in
the HVHZ (Miami-Dade or Broward counties), South Florida Building Code (SFBC-94)?
[X] A. Built in compliance with the FBC: Year Built 2005. For homes built in 2002/2003 provide a permit application with a date
after 3/1/2002: Building Permit Application Date (MM/DD/YYYY)
B. For the HVHZ Only: Built in compliance with the SFBC-94: Year Built For homes built in 1994, 1995, and 1996
provide a permit application with a date after 9/1/1994: Building Permit Application Date (MM/DD/YYYY) //_
[] C. Unknown or does not meet the requirements of Answer "A" or "B"

2. **Roof Covering:** Select all roof covering types in use. Provide the permit application date OR FBC/MDC Product Approval number OR Year of Original Installation/Replacement OR indicate that no information was available to verify compliance for each roof covering identified.

2.1 Roof Covering Type:	Permit Application Date	FBC or MDC Product Approval #	Year of Original Installation or Replacement	No Information Provided for Compliance
[X] 1. Asphalt/Fiberglass Shingle	06-27-2017		2017	
[] 2. Concrete/Clay Tile				[]
[] 3. Metal				[]
[X] 4. Built Up	06-27-2017		2017	[]
[] 5. Membrane				[]
[] 6. Other				[]

- [X] A. All roof coverings listed above meet the FBC with a FBC or Miami-Dade Product Approval listing current at time of installation OR have a roofing permit application date on or after 3/1/02 OR the roof is original and built in 2004 or later.
- [] B. All roof coverings have a Miami-Dade Product Approval listing current at time of installation OR (for the HVHZ only) a roofing permit application after 9/1/1994 and before 3/1/2002 OR the roof is original and built in 1997 or later.
- [] C. One or more roof coverings do not meet the requirements of Answer "A" or "B".
- [] D. No roof coverings meet the requirements of Answer "A" or "B".
- 3. **Roof Deck Attachment**: What is the <u>weakest</u> form of roof deck attachment?
- [] A. Plywood/Oriented strand board (OSB) roof sheathing attached to the roof truss/rafter (spaced a maximum of 24" inches o.c.) by staples or 6d nails spaced at 6" along the edge and 12" in the field. -OR- Batten decking supporting wood shakes or wood shingles. -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that has an equivalent mean uplift less than that required for Options B or C below.
- [] B. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 12" inches in the field.-OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent or greater resistance than 8d nails spaced a maximum of 12 inches in the field or has a mean uplift resistance of at least 103 psf.
- [X] C. Plywood/OSB roof sheathing with a minimum thickness of 7/16"inch attached to the roof truss/rafter (spaced a maximum of 24"inches o.c.) by 8d common nails spaced a maximum of 6" inches in the field. -OR- Dimensional lumber/Tongue & Groove decking with a minimum of 2 nails per board (or 1 nail per board if each board is equal to or less than 6 inches in width). -OR- Any system of screws, nails, adhesives, other deck fastening system or truss/rafter spacing that is shown to have an equivalent

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	182 psf.	n 8d common nails spaced a maximum of 6 inches in the field or has a mean uplift resistance of at leas
	<ul><li>[] D. Reinforced Concrete Roo</li><li>[] E. Other:</li></ul>	f Deck.
[]	F. Unknown or unidentified.	
	[] G. No attic access.	
		What is the <u>WEAKEST</u> roof to wall connection? (Do not include attachment of hip/valley jacks within a corner of the roof in determination of WEAKEST type)
LJ	[] Truss/rafter top plate of th	anchored to top plate of wall using nails driven at an angle through the truss/rafter and attached to the wall, or extors that do not meet the minimal conditions or requirements of B, C, or D
		ify for categories B, C, or D. All visible metal connectors are:
		truss/rafter with a minimum of three (3) nails, and
		to the wall top plate of the wall framing, or embedded in the bond beam, with less than a ½" gap from ocking or truss/rafter <b>and</b> blocked no more than 1.5" of the truss/rafter, <b>and</b> free of visible severe ion.
[X	[X] B. Clips	
	[] Metal conn	nectors that do not wrap over the top of the truss/rafter, <b>or</b> ectors with a minimum of 1 strap that wraps over the top of the truss/rafter and does not meet the nate rements of C or D, but is secured with a minimum of 3 nails.
[]	C. Single Wraps	
		nnectors consisting of a single strap that wraps over the top of the truss/rafter and is secured with of 2 nails on the front side and a minimum of 1 nail on the opposing side.
П	D. Double Wraps	of 2 hans on the front side and a minimum of 1 han on the opposing side.
	beam, on eithe minimum of 2 [] Metal conne both sides, and	ectors consisting of 2 separate straps that are attached to the wall frame, or embedded in the bond or side of the truss/rafter where each strap wraps over the top of the truss/rafter and is secured with a 2 nails on the front side, and a minimum of 1 nail on the opposing side, or ectors consisting of a single strap that wraps over the top of the truss/rafter, is secured to the wall on d is secured to the top plate with a minimum of three nails on each side.
	<ul><li>E. Structural Anchor bolts st</li><li>F. Other:</li></ul>	ructurally connected or reinforced concrete roof.
[]	<ul><li>[] G. Unknown or unidentified</li><li>[] H. No attic access</li></ul>	
5.		e roof shape? (Do not consider roofs of porches or carports that are attached only to the fascia or wall o closed space in the determination of roof perimeter or roof area for roof geometry classification).
[]		oof with no other roof shapes greater than 10% of the total roof system perimeter.
[]	[] B. Flat Roof Roof	length of non-hip features: ; Total roof system perimeter: on a building with 5 or more units where at least 90% of the main roof area has a roof slope of less 2:12. Roof area with slope less than 2:12: sq ft; Total roof area: sq ft
[X		roof that does not qualify as either (A) or (B) above.
[X []	[X] A. SWR (also called Seale sheathing or foam adhe	ce (SWR): (standard underlayments or hot-mopped felts do not qualify as an SWR) d Roof Deck) Self-adhering polymer modified-bitumen roofing underlayment applied directly to the sive SWR barrier (not foamed-on insulation) applied as a supplemental means to protect the dwelling the event of roof covering loss.

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7. **Opening Protection:** What is the **weakest** form of wind borne debris protection installed on the structure? **First**, use the table to determine the weakest form of protection for each category of opening. **Second**, (a) check one answer below (A, B, C, N, or X) based upon the lowest protection level for ALL Glazed openings **and** (b) check the protection level for all Non-Glazed openings (.1, .2, or .3) as applicable.

	ening Protection Level Chart	Glazed Openings			Glazed enings		
openi form	an "X" in each row to identify all forms of protection in use for each ng type. Check only one answer below (A thru X), based on the weakest of protection (lowest row) for any of the Glazed openings and indicate eakest form of protection (lowest row) for Non-Glazed openings.	Windows or Entry Doors			Garage Doors		
N/A	Not Applicable- there are no openings of this type on the structure		Х	Х	Χ		
Α	Verified cyclic pressure & large missile (9-lb for windows doors/4.5 lb for skylights)						
В	Verified cyclic pressure & large missile (4-8 lb for windows doors/2 lb for skylights)						
С	Verified plywood/OSB meeting Table 1609.1.2 of the FBC 2007						
D	Verified Non-Glazed Entry or Garage doors indicating compliance with ASTM E 330, ANSI/DASMA 108, or PA/TAS 202 for wind pressure resistance						
N	Opening Protection products that appear to be A or B but are not verified						
IN	Other protective coverings that cannot be identified as A, B, or C						
х	No Windborne Debris Protection	Χ				Χ	Χ

- [] A. Exterior Openings Cyclic Pressure and 9-lb Large Missile (4.5 lb for skylights only) All Glazed openings are protected at a minimum, with impact resistant coverings or products listed as wind borne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level A in the table above).
  - Miami-Dade County PA 201, 202, and 203
  - Florida Building Code Testing Application Standard (TAS) 201, 202, and 203
  - American Society for Testing and Materials (ASTM) E 1886 and ASTM E 1996
  - Southern Standards Technical Document (SSTD) 12
  - For Skylights Only: ASTM E 1886 and ASTM E 1996
  - For Garage Doors Only: ANSI/DASMA 115
  - [] A.1 All Non-Glazed openings classified as A in the table above, or no Non-Glazed openings exist
  - ☐ A.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level B, C, N, or X in the table above
  - [] A.3 One or More Non-Glazed Openings is classified as Level B, C, N, or X in the table above
- [] B. Exterior Opening Protection- Cyclic Pressure and 4 to 8-lb Large Missile (2-4.5 lb for skylights only) All Glazed openings are protected, at a minimum, with impact resistant coverings or products listed as windborne debris protection devices in the product approval system of the State of Florida or Miami-Dade County and meet the requirements of one of the following for "Cyclic Pressure and Large Missile Impact" (Level B in the table above):
  - ASTM E 1886 and ASTM E 1996 (Large Missile 4.5 lb.)
  - SSTD 12 (Large Missile 4 lb. to 8 lb.)
  - For Skylights Only: ASTM E 1886 and ASTM E 1996 (Large Missile 2 to 4.5 lb.)
  - ☐ B.1 All Non-Glazed openings classified as A or B in the table above, or no Non-Glazed openings exist
  - ☐ B.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level C, N, or X in the table above
  - B.3 One or More Non-Glazed openings is classified as Level C, N, or X in the table above
- [] <u>C. Exterior Opening Protection- Wood Structural Panels meeting FBC 2007</u> All Glazed openings are covered with plywood/OSB meeting the requirements of Table 1609.1.2 of the FBC 2007 (Level C in the table above).

C.1 All Non-Glazed of	penings	classified as A.	В	, or C in the	e table above,	or no Non-Glazed	openings	exist

- C.2 One or More Non-Glazed openings classified as Level D in the table above, and no Non-Glazed openings classified as Level N or X in the table above
- ☐ C.3 One or More Non-Glazed openings is classified as Level N or X in the table above

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[] N. Exterior Opening Protection (unverified shutter syst protective coverings not meeting the requirements of "B" with no documentation of compliance (Level N i	Answer "A", "B", or C" of	
□ N.1 All Non-Glazed openings classified as Level A, B, C, or	,	on-Glazed openings exist
N.2 One or More Non-Glazed openings classified as Level I table above		-
N.3 One or More Non-Glazed openings is classified as Leve	l X in the table above	
[X] X. None or Some Glazed Openings One or more Glazed	openings classified and Lev	vel X in the table above.
MITIGATION INSPECTIONS MUST B Section 627.711(2), Florida Statutes, provi	_	
Qualified Inspector Name: John Felten	License Type: CBC	License or Certificate #: CBC1255984
Inspection Company: Felten Property Assessment Team		Phone: 866-568-7853
Qualified Inspector – I hold an active license as a:	(check one)	
☐ Home inspector licensed under Section 468.8314, Florida Statute: training approved by the Construction Industry Licensing Board a		
<ul> <li>□ Building code inspector certified under Section 468.607, Florida</li> <li>□ General, building or residential contractor licensed under Section</li> </ul>	Statutes. 489.111, Florida Statutes.	
Professional engineer licensed under Section 471.015, Florida Sta	itutes.	
Professional architect licensed under Section 481.213, Florida Sta	tutes.	
Any other individual or entity recognized by the insurer as possess verification form pursuant to Section 627.711(2), Florida Statutes		ons to properly complete a uniform mitigation
Individuals other than licensed contractors licensed under S	Section 489.111. Florida S	tatutes, or professional engineer licensed
under Section 471.015, Florida Statues, must inspect the str Licensees under s.471.015 or s.489.111 may authorize a dire experience to conduct a mitigation verification inspection.		
I, <u>John Felten</u> am a qualified inspector and I contractors and professional engineers only) I had my emplo and I agree to be responsible for his/her work.		
Qualified Inspector Signature: Date	e: <u>12-23-2024</u>	
An individual or entity who knowingly or through gross neg	digence provides a false o	r fraudulent mitigation verification form
is subject to investigation by the Florida Division of Insuran	ce Fraud and may be sub	ject to administrative action by the
appropriate licensing agency or to criminal prosecution. (Se		
<u>certifies this form shall be directly liable for the misconduct</u> performed the inspection.	of employees as if the au	thorized mitigation inspector personally
<u> </u>		
Homeowner to complete: I certify that the named Qualifie residence identified on this form and that proof of identification		
Signature:	Date:	
An individual or entity who knowingly provides or utters a	a false or fraudulent mitic	vation verification form with the intent to
obtain or receive a discount on an insurance premium to w misdemeanor of the first degree. (Section 627.711(7), Flori	hich the individual or en	
The definitions on this form are for inspection purposes only and cannot be hurricones		construction feature as offering protection from

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