

Residential Condition Assessment



Sometimes your building just doesn't want to tell you the whole story.

The evaluation of your building's condition starts with review of relevant historical maintenance and repair data, interviewing property management personnel and surveying residents. This review shapes the on-site investigation which can range from low-impact (non-invasive) visual inspections to large multi-phase invasive testing protocols designed to identify leak sources. By implementing a systematic approach we can quickly diagnose critical problems that pose current and future risk to your property.

Our forensic experts have inspected hundreds of residential, multi-family properties and have the experience and tools required to investigate single-story and high-rise projects. While we specialize in the evaluation of the building enclosure, we have developed a network of experts ready to address any building system.

After the inspection is complete, the next step is preparing a scope of repair. Depending on the magnitude, we can also provide pre-construction, architectural and construction management services.

Regardless of your property's condition, we can propose a solution that works for you.

"I wish to acknowledge that your services and professionalism have been extremely valuable and instrumental in helping the Association to identify construction defects and reach a timely negotiated settlement for repairs."

Dan Shellhammer
HOA President Emeritus
Si Meadows Condominiums