

Paul M Purser • paul@purserandcompany.com

Sunday, March 6, 2022

**Architect’s Field Report**

125 Hunt Circle, Madison, MS 39110

05 March 2022..... Date of Site Visit

Clark’s Construction c/o Gerry Clark..... Contracting Company

Clear / 70 ° F ..... Weather / Temperature

N/A ..... Completion Estimate

N/A..... Schedule Conformance

Work Observed or Completed Since Last Report

None; The purpose of my visit was to review outstanding issues for the Owner with the Contractor and conformance of construction to the provided contract and general standards in the construction industry.

Present On-Site

Paul Purser, (P&C); Dorsett Johnson, (Owner); Carl Smith (Owner)

Observations

Arriving on site, I met the owner who provided a copy of their contract with the Contractor. I photographed the document for later review.

The Owner provided information on outstanding issues and a rough overview of what remains to be done with the project, which include:

- Installing Tile at closed in porch (Approx. 380 Sqft)
- Install a Window and finish exterior siding (trimming, staining, and waterproofing)
- Install HVAC Ducting and/or unit
- Install Rough-In Plumbing & Electrical
- Install Counters (with Sink) & Cabinetry for washer/dryer
- Install Portable Island with Granite Top
- General Clean up

The Owner expressed concern that 93.5% of the construction budget has been given to the contractor, but that a good portion remains to be done, including \$5,000 of electrical work. I agree that the list of outstanding work does more than exhausts the current outstanding payment but am unaware of the contractor’s financial ability to complete the work regardless of this. The list of outstanding work is estimated to be at least \$24,000. This number does not include items that upon my inspection are in need of repair and are as follows:

- The installed double door is out of level and requires reinstallation for level
- Installed concrete has been poured too high for the existing doors to open; the slab appears level for the most part but needs to come down at least ¾” everywhere in order for doors to open, tile to be installed, and the floor to be kept flat and level. In discussing with the Owner, there could be another remedy, but will need to be discussed further.
- Water is infiltrating the space. It appears to mostly be coming under the bottom plate of the new walls. I was able to note that flashing has not been properly installed at this location and is more than likely the cause of this issue. I advise that

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liquid flashing be applied at this point prior to install the bottom piece of trim. The material should be applied at least 2" up and 2" out and according to manufacturer's recommendations at the bottom corner of the wall and be applied to the sheet of OSB directly, allowing the vapor barrier to overlap. At the Columns, a face board should be applied after this and run from top to bottom as a full piece of wood. Attention should also be paid at the corner of the newly installed door unit so that sealant is fully applied.

- Between the Existing Brick and new trim at the bedroom side of the project, sealant should be applied to keep water from infiltrating behind the vapor barrier.

I have one other issue to note; upon reviewing the provided contract, I tried to find the contractor's license. I do see where his business is registered with the State of Mississippi but I could not find anyone by the name Gerry Clark as licensed in the State of Mississippi. I did find a Clark's Construction, but they are located in Byhalia, MS and don't appear to be associated with Mr. Clark. There is a James Bell associated with Mr. Clark on the MS Secretary of state's website, and I did search for any licenses held by him also, but found none. Mr. Clark may be operating under some other licensure that I am unaware, but I could not find any.

I've attached images from my site visit and have some additional notes recorded under these.

Paul Purser, AIA, LEED AP  
Purser & Company, PA



Verifications or Requested Actions

N/A

Copied Recipients

Grant Monroe, GRANT MONROE, PLLC



Figure 1 – Front of Home



Figure 2 – Rear Project Work; noted siding above left is smaller than siding above door right



Figure 3 – Aluminum Clad Window Detail



Figure 4 – Remediation work, already begun, to lower slab



Figure 5 – Door will still not be able to open once tile is installed here



Figure 6 – Missing Flashing at this location



Figure 7 - Missing Flashing at this location



Figure 8 – Missing Flashing at this location



Figure 9 – Door Out of Level



Figure 10 – Joint to be sealed



Figure 11 – Location for new counter & sink



Figure 12 – Location for new Washer/Dryer & Cabinetry