



1205 S. PLATTE RIVER DRIVE, SUITE 200
DENVER, COLORADO 80223
OFFICE: (303) 715-9885
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June 27, 2023
Revised April 26, 2024

K2 Residential Solutions
2091 South Galapago Street, Suite 100
Denver, CO 80223

Attn: Jessica Wagner

Subject: Footing Form Observation
8705 Ralston Road
Building 5, Ralston Court Townhomes Subdivision
Units A, B, C, D, E, F, G, H, I, and J
Arvada, Colorado

Dear Jessica,

As requested, a footing form observation for the subject site was performed on May 25, 2023.

At the time of our observation, the widths, and depths of the footing forms as well as the reinforcing steel for the isolated footing pads and void material appeared to have been placed in general conformance with the construction drawings. Footing dowels, for the footing/wall interface, were on site.

The dimensions, overall geometry, step locations, and desired options have not been, and will not be, verified by this office. Frost protection requirements have also not been verified. These items should be reviewed by others. Bearing capacity of the soils supporting the footings located closer than 45 degrees from the bottom of the excavation are to be verified by the geotechnical engineer of record.

This office was not present during concrete placement and cannot verify that the conditions remain as observed. It is the responsibility of others to verify these items remain as designed.

This office did not, and does not, conduct open excavation observations or verify soil bearing conditions. Observation of the footing forms does not relieve the builder of the requirement to verify open excavation soil conditions with the geotechnical engineer of record.

The scope of our site visit was limited to the items listed above.

Please contact this office if you have any questions or require clarification.

Sincerely,

Graf Engineering, LLC

4/26/2024

Dustin A. Lambert, PE

LC - cc: file