

Inspection Report



Facility: Venice Beach Apartments II

Address: 100 the Esplanade,
Venice, FL 34285

Customer: Sunstate Management Group

Address: P.O. Box 18809,
Sarasota, FL 34276

Prepared By:

Crowther Roofing & Sheet Metal of FL, Inc.
7321 International Place
Lakewood Ranch, FL 34240

Tel: 941-343-9600

Crowther.net

Inspection Date: Wednesday, January 3, 2024



Inspection Report

Venice Beach Apartments II, Venice, FL

Work Order #: 288749

Inspection Date: 1/3/2024

January 25, 2024

Sunstate Mgmt Group

P.O. Box 18809

Sarasota, FL 34276

Attn: Nicole Banks

Email: nicole@sunstatemanagement.com

Re: Inspection Report (3 of 6) for Venice Beach Apartments II performed 01/03/2024.

We would like to inform you the 3rd of 6 RoofCheck™ Inspection is complete. Enclosed is our report for your records. We also performed routine preventative maintenance referred to in our agreement.

The inspections and preventative maintenance are key to minimizing roof leaks and maximizing the serviceability of your roof.

Thank you for your business. Please call if you have any questions regarding the report or when we may be of service. Our Service Department number is **941-343-9600** or email **CrowtherService@Crowther.net**.

Chris Dye

Survey & Analysis

Crowther Roofing & Sheet Metal of Florida, Inc

Inspection Report

Venice Beach Apartments II, Venice, FL

Work Order #: 288749

Inspection Date: 1/3/2024



Roof Overview
General roof overview



Appearance Overview
The roof appearance is in good condition.



Surface Overview
The roof surface appears to be in good condition.



Field Shingles
Field shingles appear to be good condition.



Ridge shingles

Ridge shingles appear to be in good condition.



Ridge Shingles

Ridge shingles appear to be in good condition.



Ridge Shingles

Ridge shingles appear to be in good condition.



Ridge Shingles

Ridge shingles appear to be in good condition.



Hip Shingles

Hip shingles appear to be in good condition.



Hip Shingles

Hip shingles appear to be in good condition.



Hip Shingles

Hip shingles appear to be in good condition.



Hip Shingles

Hip shingles appear to be in good condition.



Valley Shingles

Valley shingles appear to be in good condition.



Valley Shingles

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Valley Shingles

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Valley Shingles

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Lead Boots

Lead boots appear to be in good condition.



Lead Boots

Lead boots appear to be in good condition.



Lead Boots

Lead boots appear to be in good condition.



Lead Boots

Lead boots appear to be in good condition.



Roof Edge

Roof edge appears to be in good condition.



Roof Edge

Roof edge appears to be in good condition.



Roof Edge

Roof edge appears to be in good condition.



Roof Edge

Roof edge appears to be in good condition.



Gutters

The gutters appear to be in good condition.



Gutters

The gutters appear to be in good condition.



Gutters

The gutters appear to be in good condition.



Gutters

The gutters appear to be in good condition.



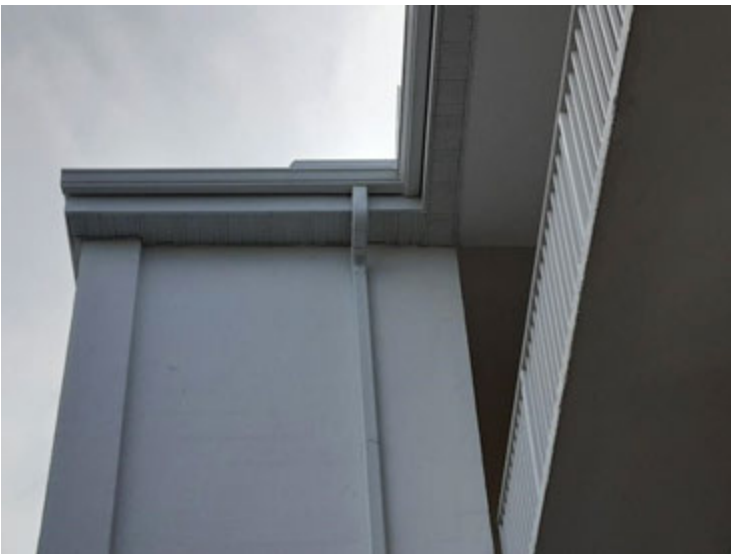
Downspouts

The downspouts appear to be in good condition.



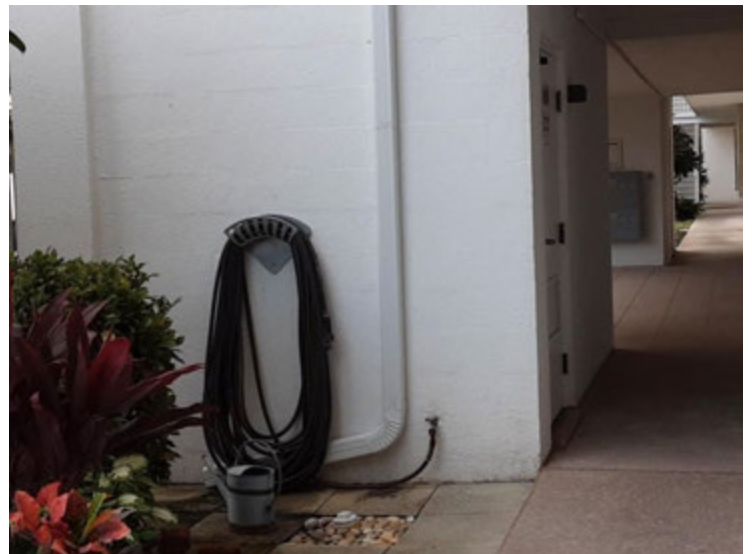
Downspouts

The downspouts appear to be in good condition.



Downspouts

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Downspouts

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Downspouts

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Downspouts

The downspouts appear to be in good condition.



Downspouts

The downspouts appear to be in good condition.



Downspouts

The downspouts appear to be in good condition.



Lower Roof 1 - Appearance Overview
The appearance of the roof is in good condition.



Lower Roof 1 - Membrane Overview
The membrane appears to be in good condition.



Lower Roof 1 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 1 - Counter Flashings
The counter flashing appears to be in good condition.



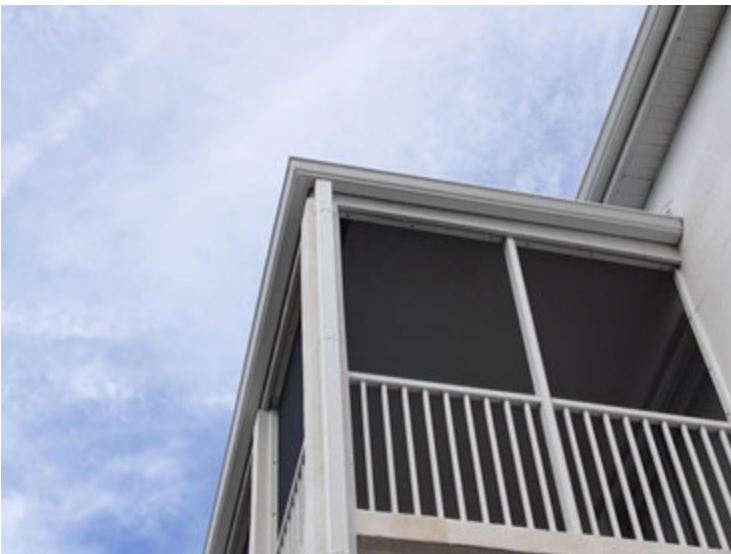
Lower Roof 1 - Gutters

The gutters appear to be in good condition.



Lower Roof 1 - Gutters

The gutters appear to be in good condition.



Lower Roof 1 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 1 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 2 - Appearance Overview
The appearance of the roof is in good condition.



Lower Roof 2 - Membrane Overview
The membrane appears to be in good condition.



Lower Roof 2 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 2 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 2 - Gutters

The gutters appear to be in good condition.



Lower Roof 2 - Gutters

The gutters appear to be in good condition.



Lower Roof 2 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 2 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 3 - Appearance Overview
The appearance of the roof is in good condition.



Lower Roof 3 - Membrane Overview
The membrane appears to be in good condition.



Lower Roof 3 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 3 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 3 - Gutters

The gutters appear to be in good condition.



Lower Roof 3 - Gutters

The gutters appear to be in good condition.



Lower Roof 3 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 3 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 4 - Appearance Overview
The appearance of the roof is in good condition.



Lower Roof 4 - Membrane Overview
The membrane appears to be in good condition.



Lower Roof 4 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 4 - Counter Flashings
The counter flashing appears to be in good condition.



Lower Roof 4 - Gutters

The gutters appear to be in good condition.



Lower Roof 4 - Gutters

The gutters appear to be in good condition.



Lower Roof 4 - Downspouts

The downspouts appear to be in good condition.



Lower Roof 4 - Downspouts

The downspouts appear to be in good condition.