

Felten Professional Adjustment

**FPAT**

Team, LLC

[www.FPATadjusters.com](http://www.FPATadjusters.com)

**Reserve Studies | Insurance Appraisals | Wind Mitigation**

## COMMERCIAL WINDSTORM MITIGATION REPORT

Windrush Bay Condominium Association, Inc.



Prepared Exclusively for Windrush Bay Condominium Association, Inc.

As of 2/13/2020

FPAT File# MUD2013974

**FELTEN PROFESSIONAL ADJUSTMENT TEAM**

**866.568.7853**

[www.FPATadjusters.com](http://www.FPATadjusters.com) | [info@FPATadjusters.com](mailto:info@FPATadjusters.com)



## CERTIFICATION OF WINDSTORM MITIGATION AFFIDAVIT(S)

This is to certify the enclosed Windstorm Mitigation Inspection report prepared for Windrush Bay Condominium Association, Inc. is the result of work performed by Felten Professional Adjustment Team, LLC. 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

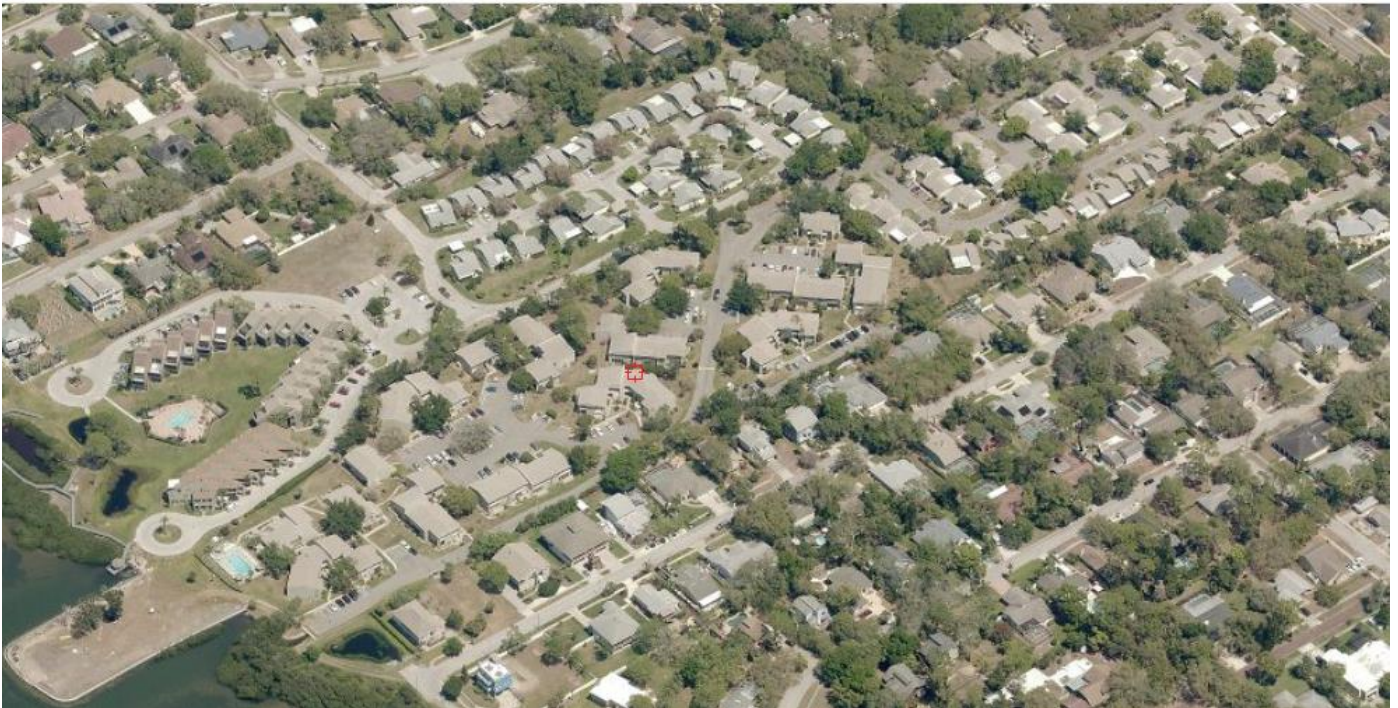
#### **John Felten**

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

#### **James Sheets**

Wind & Hurricane Mitigation Inspector

AERIAL MAPS OF PROPERTY



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

Windrush Bay Condominium Association, Inc.

<b>Building</b>	<b>Roof Covering</b>	<b>Roof Deck Attachment</b>	<b>Roof-Wall Attachment</b>	<b>Roof Shape</b>	<b>SWR</b>	<b>Opening Protection</b>
1 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
2 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
3 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
4 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
5 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
6 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
7 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
8 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
9 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
10 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings



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

Windrush Bay Condominium Association, Inc.

<b>Building</b>	<b>Roof Covering</b>	<b>Roof Deck Attachment</b>	<b>Roof-Wall Attachment</b>	<b>Roof Shape</b>	<b>SWR</b>	<b>Opening Protection</b>
11 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
12 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
13 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
14 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
15 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
16 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
17 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
18 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
19 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
20 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
21 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings



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

Windrush Bay Condominium Association, Inc.

<b>Building</b>	<b>Roof Covering</b>	<b>Roof Deck Attachment</b>	<b>Roof-Wall Attachment</b>	<b>Roof Shape</b>	<b>SWR</b>	<b>Opening Protection</b>
22 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
23 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
24 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
25 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
26 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
27 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
28 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
29 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
30 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
31 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
32 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings

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

Windrush Bay Condominium Association, Inc.

Building	Roof Covering	Roof Deck Attachment	Roof-Wall Attachment	Roof Shape	SWR	Opening Protection
33 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
34 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
35 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
36 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
37 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
38 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
39 Windrush Bay Dr	FBC Equivalent	Level A	Clips	Other Roof	No	None or Some Glazed Openings
401-404 Windrush Bay Dr, Building A	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings
405-412 Windrush Bay Dr, Building B	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
413-420 Windrush Bay Dr, Building C	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings

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

Windrush Bay Condominium Association, Inc.

Building	Roof Covering	Roof Deck Attachment	Roof-Wall Attachment	Roof Shape	SWR	Opening Protection
421-428 Windrush Bay Dr, Building D	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
501-508 Windrush Bay Dr, Building E	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings
509-516 Windrush Bay Dr, Building F	No roof coverings meet the minimum requirements	Level A	Toe Nails	Other Roof	No	None or Some Glazed Openings
601-608 Windrush Bay Dr, Building G	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
609-616 Windrush Bay Dr, Building H	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings
617-620 Windrush Bay Dr, Building J	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings
621-628 Windrush Bay Dr, Building K	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings
629-636 Windrush Bay Dr, Building L	No roof coverings meet the minimum requirements	Level A	Toe Nails	Other Roof	No	None or Some Glazed Openings
637-644 Windrush Bay Dr, Building M	FBC Equivalent	Level C	Toe Nails	Other Roof	Yes	None or Some Glazed Openings



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

Windrush Bay Condominium Association, Inc.

<b>Building</b>	<b>Roof Covering</b>	<b>Roof Deck Attachment</b>	<b>Roof-Wall Attachment</b>	<b>Roof Shape</b>	<b>SWR</b>	<b>Opening Protection</b>
645-648 Windrush Bay Dr, Building N	No roof coverings meet the minimum requirements	Level A	Clips	Other Roof	No	None or Some Glazed Openings
649-656 Windrush Bay Dr, Building O	FBC Equivalent	Level C	Clips	Other Roof	Yes	None or Some Glazed Openings