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**To:** "[roberthamiltonjr@aol.com](mailto:roberthamiltonjr@aol.com)" <[roberthamiltonjr@aol.com](mailto:roberthamiltonjr@aol.com)>  
**Sent:** Wednesday, August 14, 2024 at 09:54:32 AM EDT  
**Subject:** Online Form Submittal: Development Department

## Development Department

Are You In Stuart [Click Here To Check](#)

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First Name Robert

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Last Name Hamilton, Jr.

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Email [roberthamiltonjr@aol.com](mailto:roberthamiltonjr@aol.com)

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Subject Request to reopen Building Permit BP-24-684

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Development Division Building Department

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Message

To:

Mortell, Michael J., City Manager

Lou Hatten CBO, BCA, Building Official

Pinal Gandhi-Savdas, Community Redevelopment Agency (CRA)

Executive Director

Jodi Nentwick-Kugler, Development Director

The City of Stuart CDBG HR project at 311 SW 3rd St., Stuart, FL  
34994

Homeowners: Robert W. Hamilton, Jr. and Olga Hamilton.

On July 2, 2024, the City of Stuart passed the final inspection of the roof  
- Building Permit BP-24-684. The roof is not complete and poses a

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safety risk:

According to the home and wind mitigation inspector Mr. Acerra, the hurricane ties are installed incorrectly, by the contractor Patriot Response Group. The manufacturer of the Simpson Strong-Tie H3 hurricane tie connectors confirmed the incorrect installation of the hurricane ties. We get no wind mitigation credits on our incomplete roof. Please see the attached PDF file.

On August 14, 2024, Mr. Jenkins, Guardian CRM project manager, hired by the City of Stuart to supervise the contractor, was notified about the improper installation of the hurricane ties.

The roof ridge vent was not installed by the contractor, as it has to be installed according to the scope of work. The contractor completely sealed our roof ridge vent, and now we do not have proper ventilation in the attic as we did before. On August 12, 2024, the heat index was over 120F and the humidity 76%. Lack of proper ventilation also traps hot humid air inside our dwelling. In the future, we are facing wood rot, mildew, and mold in the attic, posing health risks and causing structural damage.

Listed in the scope of work, the roof insulation wasn't done.

The roof 2X6 sub-fascia and aluminum fascia are attached not according to the Florida Building Code. The fascia on one side of the roof is not completed at all.

The cracked wood on our soffits was not replaced and is exposed to the extreme weather.

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The Stuart Department Building Permit BP-24-684 doesn't reflect all required inspections. The "dry-in" that was passed on May 23, 2024, failed and resulted in multiple roof leaks. The Stuart Building Department was notified. The second rotten wood deck replacement and the Polystick installation took place on June 21, 2024. The second deck replacement "dry-in" inspection is not recorded in the required inspections.

No itemized documentation was provided by the contractor to justify the \$19,090 Valuation.

We are requesting to reopen the building permit BP-24-684 due to the fact the roof is incomplete to this day and no summarized valuation was done.

Thank you,  
Regards,  
Robert W. Hamilton, Jr. and Olga Hamilton  
The homeowners.

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