



## Special Inspection Report

Project Name: Delgado Residence

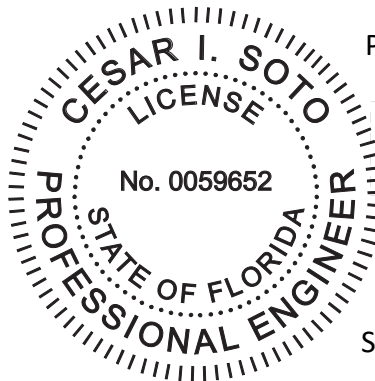
Project Address: 1021 Hardee Road Coral Gables, FL 33146

Permit Number: BLDR-22-04-1349

Prepared for:

**City of Coral Gables**  
Department of Development Services  
Building Inspections Division  
427 Biltmore Way,  
Coral Gables, FL  
33134  
Phone: 305-460-5245

Attached are PCE Special Inspections Logs for the period between 10/17/2023 to 02/09/2024. PCE inspections of reinforced masonry and concrete repair were performed utilizing structural drawings prepared by Antonio Canelas, P.E. and approved for Permit by The City of Coral Gables (1/5/2023).



Prepared by:

CONTACT: (305) 698-0550 or (786) 877-2699  
THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY  
CESAR I. SOTO, P.E., ON THE DATE ADJACENT TO THE SEAL.  
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED  
SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED  
ON ANY ELECTRONIC COPIES.

06/12/2025

Special Inspector Number: 6998627

Date signed: 06/12/2025



Project Name: DELGADO residence

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### Threshold Inspection Log

Special Inspector: Cesar Soto, P.E  
Florida Registration No.: 59652  
Special Inspector No.: 6998627

Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
10/17/23	WALKTHROUGH INITIAL VISIT TO DISCUSS PROJ. CONDITIONS	IN PROGRESS	G.A. J.M. J.D.	WALL-FOOTINGS AND FILL-CELL CMU.
10/18/23	Foundation	In progress	S.D	Reinf. Inspt. foundation (F-1A) from the tie column (TC-9). DWLS for tie column.
10/18/23	Foundation	In progress	S.D	Reinf. Inspt. wall footing inspected. along the GL-3 between GL-B and GL-C. DWLS for CMU wall.
10/23/23	Foundation	Pass	S.D	Reinf. Inspt. foundation (F-1A) from tie column (TC-9). DWLS for tie column
		Pass	S.D	Reinf. Inspt. wall footing (WF-16) along the GL-3 between GL-B and GL-C. DWLS for CMU wall.
		Pass	S.D	Concrete pour inspt. (F-1A) and (WF-16) along the GL-3 between GL-B and GL-C. (Quikrete 5000 PSI)



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Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
10/26/23	Ground floor	In progress	J.D	Reinf. Inspt. fill cells along the GL-1 and GL-A between GL-C and GL-3.
10/30/23	Ground floor	Pass	J.D	The fill cells along the GL-1 and GL-A between GL-C and GL-3 was poured. (Quikrete 5000 PSI Bag)
		In progress	J.D	Reinf. Inspt. tie beam (TB-1) from GL-3 between GL-A and GL-C. Pending steel plates for hambaio steel joists.
		In progress	J.D	
10/31/23	Ground floor	In progress	J.D	Reinf. Inspt. fill cells along the GL-3 between GL-C and GL-F.
		Pass	J.D	Reinf. Inspt. tie column (TC-1) from the GL-3 and GL-C.



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11/6/23	Ground floor	In progress	J.D	The fill cells along the GL-3 between GL-C and GL-F was poured. (Quikrete 5000 PSI Bag)
		Pass	J.D	Tie column (TC-9) was poured from ground to second floor. (Quikrete 5000 PSI Bag)
		In progress	J.D	Reinf. Inspt fill cells along the GL-F and GL-B between GL-1 and GL-6
11/8/23	Foundation	Pass	J.D	Reinf. Inspt. foundation (F-4) from the tie column (TC-5). Dwls for (TC-5).
	Ground floor	In progress	J.D	Reinf. Inspt. fill cells along the GL-5 between GL-C and GL-B.
		In progress	J.D	The fill cells along the GL-F and GL-B between GL-1 and GL-6 was poured. (Quikrete 5000 PSI Bag)





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Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
11/10/23	Foundation	In progress	S.D	Reinf. Inspt. foundation (F-1) from the tie column (TC-1). Dwls for (TC-1)
	Ground floor	Pass	S.D	Reinf. Inspt. tie column (TC-5) from the GL-C and GL-A.
		In progress	S.D	The fill cells along the GL-5 between GL-C and GL-B was poured. (Quikrete 5000 PSI Bag).
	Foundation	Pass	S.D	The foundation (F-4) from the tie column (TC-5) was poured. (Quikrete 5000 PSI Bag).
11/14/23	Foundation	Pass	S.D	Reinf. Inspt. foundation (F-1) from the tie column (TC-1)
		Pass	S.D	Reinf. Inspt. tie column (TC-1) from the GL-C and GL-S.S.



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11/14/23	Foundation	In progress	S.D	Reinf. Inspt. foundation (F-10) and (F-5) from the tie column (TC-3) and (TC-7). Dws for tie columns.
	Ground floor.	In progress	S.D	The tie column (TC-5) from the GL-C and GL-4 was poured. (Quikrete 5000 PSI Bag)
11/16/23	Foundation	Pass	S.D	The foundation (F-10) and (F-5) from the tie column (TC-3) and (TC-7) was poured.
	Ground floor	Pass	S.D	Reinf. Inspt. tie column (TC-3) and (TC-7) from the GL-4.1.
11/27/23	Ground floor	In progress	S.D	The tie column (TC-3) and (TC-7) was poured. (Quikrete 5000 PSI Bag).
		In progress	S.D	Reinf. Inspt. fill cells along the GL-5 between GL-C and GL-6.



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11/27/23	Ground Floor	In progress	S.D	Reinf. Inspt. fill cells along the GL-B between GL-4 and GL-6.
	2nd Floor	In progress	S.D	Reinf. Inspt. tie beam (TB-1) along the GL-3 between GL-C and GL-F.
11/30/23	Ground Floor	In progress	S.D	The fill cells along the GL-B between GL-4 and GL-6 was poured. (Quikrete 5000 PSI Bag)
		In progress	S.D	The tie beam (TB-1) along the GL-3 between GL-C and GL-F was poured. (Quikrete 5000 PSI Bag)
		In progress	S.D	Reinf. Inspt. (TB-1) along the GL-C between GL-3 and GL-4.1
		In progress	S.D	Reinf. Inspt. tie beam (TB-1) along the GL-3 between GL-C and GL-F.





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Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
12/04/23	Ground floor	In progress	J.D	The tie beam (TB-1) along the GL-3 between GL-C and GL-F was poured. (Quikrete 5000 PSI Bag).
		In progress	J.D	Reinf. Inspection tie beam (TB-1) along the GL-C between GL-3 and GL-4.3.
		Pass	J.D	Reinf. Inspt. tie column (TC-5) from the GL-C and GL-4.
12/08/23	Ground floor	Pass	J.D	The tie beam (TB-1) along the GL-3 between GL-C and GL-F was poured. (Quikrete 5000 PSI Bag)
	2nd floor	In progress	J.D	Reinf. Inspt. beam (TB-2) and (TB-3) along the GL-C between GL-3 and GL-4.3 and along the GL-4.3 between GL-C and GL-D.
		In progress	J.D	Pending steel plates for steel columns.





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Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
01/08/24	Ground floor	Pass	S.D	Reinf. Inspt. tie beam (TB-1) from the (TC-7) to (TC-2). Dwls for CMU wall and tie columns.
	2nd floor	Pass	S.D	Reinf. Inspt. tie beam (TB-1) located on the perimeter of the building.
		In progress	S.D	The tie beam located on the perimeter of the building was poured. (Quikrete 5000 P&F Bag).
01/19/24	Ground floor	Pass	S.D	Reinf. Inspt. tie column (TC-2) from the GC-5 and GC-D.
	2nd floor	Pass	S.D	Reinf. Inspt. tie beam (TB-1) along the GC-5 and along the GC-C between GC-4.3 and GC-5.
	Roof floor	Pass	S.D	Reinf. Inspt. tie beam (TB-1) along the GC-3. Dwls for parapet wall.



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Date	Area Inspected	Pass/ Fail/ In progress	Inspector	Comments
01/25/24	2nd Floor	In progress	J.D	Reinf. Inspt. tie beam (TB-1) along the GL-1 and GL-2 and along the GL-A and GL-C.
		Pass	J.D	The tie beam (TB-1) along the GL-5 and along the GL-C between GL-4.1 and GL-5 was poured.
01/30/24	Fundation	Pass	J.D	Reinf. Inspt. fundation (F-1) from the GL-4.1 and from the steel stair Dwls for tie columns.
	Ground floor	Pass	J.D	Reinf. Inspt. tie columns (TC-1) and (TC-6) from the GL-4.1.
02/09/24	Roof floor	Pass	J.D	Reinf. Inspt. tie beams (TB-1) along the GL-C and along the GL-5 between GL-C and GL-D.
		Pass	J.D	Reinf. Inspt. tie beam (TB-1) along the GL-F. Dwls for parapet wall.