



HENDERSON PADDON & ASSOCIATES LIMITED

CIVIL & ENVIRONMENTAL ENGINEERING CONSULTANTS

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January 9, 2006

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Mr. Craig Johnston, Property Standards Officer,
By-Law Enforcement Officer, Chief Building Official
Municipality of Arran-Elderslie
Box 70, 1925 Bruce Road 10
CHESLEY, ON
N0G 1L0

RECEIVED

JAN 12 2006

ARRAN-ELDERSLIE

Fax: 363-2203

Re: Paisley Hotel

Dear Sir,

This letter is intended to summarize our observations and opinions relating to a structural inspection that we carried out on the Paisley Hotel on Thursday, January 5, 2006. The following applies:

1. **Field Observations**

Field observations were taken during a walk-through inspection of the building. These observations are documented in the attached list of field observations and describe a number of deficiencies. It is to be noted that access to all areas was not obtained. However, sufficient information was obtained to allow us to arrive at opinions relating to the structural integrity of the building.

2. **Opinions and Recommendations**

The following are our opinions and recommendations relating to the structure.

1. **General**

Our inspection identified a number of structural elements in the building which have failed and other elements which, in our opinion, could collapse at any time. A major contribution to this is the fact that the building has not been maintained water tight. At the time of our inspection, roof leakage was occurring into the building in several areas and the basement was flooded. The building was found to be in poor condition and undergoing general deterioration in all areas.

2. **2-Storey West Wing Area**

- a. The roof structure of this building has a significant sag in it. The sag is of a magnitude such that it is our opinion there is concern with respect to the structural integrity of the roof. It is our recommendation that immediate steps be taken to temporarily support the roof until such time that permanent repairs or replacement can be undertaken (see Photos 24 and 34).
- b. Repairs should be undertaken to any leakage that is occurring through this sloped roof (particularly at the junction with the 3-storey portion of the building (see Photo 34)).