



WHERE IT ALL BEGINS

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June 23, 2020

Montserrat Hill, LLC
6000 Western Ridge Place, Suite 110
Fort Worth, Texas 76107
Attention: Mr. Donnie Siratt

Re: Summary of Field Density Tests
FHA 79g
Montrachet
East of R.M. Highway 2871 and
North of Team Ranch Road
Fort Worth, Texas
ALPHA Report No. F191783-703760

Submitted herewith is a summary letter addressing results of in-place field density tests performed on natural subgrade soils, recent fill soils and moisture conditioned soils placed at the project referenced above between November 27, 2019 and February 28, 2020. This information is provided to comply with recommendations in the Geotechnical Exploration report for the project (ALPHA Report No. W191783 dated September 19, 2019), Housing and Urban Development specifications, and our interpretation of the intent of FHA Data Sheet 79g. Please note, this summary letter is for natural subgrade soils and recent fill placed exclusively in designated building pad areas and 5 ft beyond the building pad limits and does not address backfill for retaining walls that might or might not encroach on designated building pads.

In-place field density tests have been conducted routinely at selected locations on natural subgrade soils, recent fill soils and moisture conditioned soils placed during earthwork operations within designated building pad areas (and 5 ft beyond building pad limits) for lots indicated on the "Grading Plan" Sheets 116 and 117 dated December 5, 2019 and Sheets 118 through 121 dated November 25, 2019 for Montrachet, as prepared by A.N.A. Consultants, LLC. Each field density test was conducted using a nuclear density device and in general accordance with applicable ASTM specifications. Standard Proctor compaction tests have been conducted in the laboratory on the predominant soil types observed on the site for correlation with the in-place field density tests. Results of the in-place field density tests were submitted separately to the Client shortly upon completion of the field testing.

Results of in-place field density tests have been compared with specifications for soil compaction outlined in the Geotechnical Exploration report for the project (ALPHA Report No. W191783 dated September 19, 2019), Housing and Urban Development specifications, and our interpretation of the intent of FHA Data Sheet 79g. Results of our review of these in-place field density tests indicate the natural subgrade soils, recent fill and moisture conditioned soils placed in designated building pad areas and 5 ft beyond the building pad limits (at the specific times and locations tested) are compacted in accordance with the applicable recommendations in the Geotechnical Exploration report for the project and those in FHA Data Sheet 79g. This letter is neither a guarantee, nor warranty, of the work product of the earthwork contractor.

Further, based on our field observations, the recommended depth of moisture conditioning in designated building pad areas plus 5 ft for lots in **Zones II and III** as identified in the Geotechnical Exploration report (ALPHA Report No. W191783 dated September 19, 2019) was achieved during earthwork operations. Plastic sheeting was placed on the building pad areas in **Zones II and III** to maintain the increased moisture contents. Please note, the depth of moisture conditioning and horizontal/vertical placement of plastic sheeting was not verified by surveying, but rather by generalized field observations. Based on the completed subgrade improvements as described above, slab-on-grade foundations in **Zones II and III** can be designed considering potential soil movements of 4 1/2 inches. Please




note, improvement of the existing soils using moisture conditioning/plastic sheeting was performed *only* for the designated building pad area and 5 ft beyond building pad area, and **not** the entire lot. Prior to building on improved designated building pads, a licensed surveyor should verify that no portion of the new residence will extend beyond the limits of the designated building pads.

ALPHA TESTING, INC. appreciates the opportunity to be of service on this project. If we can be of further assistance, do not hesitate to contact our office.

Sincerely yours,
ALPHA TESTING, INC.




Jeromi C. Kelsey, P.E.
Project Engineer