



July 28, 2025  
138-25

Mr. Matt Nielsen  
Town of Pownal  
429 Hallowell Road  
Pownal, Maine 04069

**Subject: Visual Structural Observation  
429 Hallowell Road  
Pownal, Maine 04069**

Dear Mr. Nielsen:

Thank you for choosing A.E. Hodsdon Consulting Engineers to provide engineering services in the form of a visual observation of the sand & salt shed structure located at 429 Hallowell Road in Pownal, Maine. The following is a report based on our site visit on June 19<sup>th</sup> 2025.

The visual evaluation is limited to the information gathered from the observation of the existing foundation and the surrounding area. No destructive or invasive testing was performed. A visual evaluation does not constitute the structure being analyzed. Observations and subsequent assessments are limited as such to those limitations. The evaluation and report is not to be considered as a guarantee of condition and no warranty is implied. The work conducted does not constitute a building inspection. A gravity or wind loading analysis of the existing home and/or foundation was not conducted.

### **Observations**

We were asked to conduct a structural observation of the salt & sand shed to determine if the building is structural sound. The buildings foundation is made of 8 1/2" thick by 7'-0" tall concrete walls. The overall footprint of the building is approximately 57'-11 3/4" wide by 78'-0" long. The building is a hybrid pre-engineered metal building with wood framed exterior walls.

When observing the structure, we found piers built out at steel columns that were wrapped with metal. We also observed plywood sheathing that was added to the top of the wall. We observed sections of the concrete wall that are missing sections of concrete and there was exposed rebar sticking out of the foundation walls.

An observation of the section where the salt was stored found the column piers were severely damaged from both impact and salt. We also observed the steel column flanges were fractured in the salt bin from impact. We observed multiple locations along the foundation wall where rust from the reinforcing is bleeding through. The salt has penetrated the wall and is rusting the rebar inside the wall. We also observed a non-useable man door due to deterioration. An observation of the waste blocks between the salt/sand piles showed they are shifting due to impact.

We observed that the asphalt was in good condition, but we did observe damage to the cone wall at the exterior corner of the building. The ridge of the building was found to be level and didn't show signs of movement. An observation of the wooden siding showed some impact to the point where the boards will need to be replaced. We observed the metal roof was overall in good condition with only a few locations that needed some repair work.

## Recommendations

Based on our observations, it is our professional opinion that the building appears to be structurally sound but plans should be in place for a full replacement within the next 5 years due to the deterioration of the foundation and metal post supports. The building will need some immediate repairs in order to meet the standard building codes and safety for a commercial structure. The repairs needed include the following.

- Replace any wooden siding that has been damaged from impact.
- Replace metal roof sections that are damaged
- Reinforce the fractured steel column sections

This concludes our report. If you have any questions, please feel free to call me at 873-5164.

Sincerely,



Seth Reed  
Project Engineer  
A.E. Hodsdon Consulting Engineers

Enc.: Photo Log



Benjamin Murray, P.E.  
President  
A.E. Hodsdon Consulting Engineers

