From: Richard Kahn <[redacted]>
To: "jeffrey E." <jeevacation@gmail.com>
Subject: Fwd: El Brillo Way Sea Wall Bids
Date: Tue, 08 Mar 2016 16:44:39 +0000
Attachments: CCI23022016_2(2).pdf; seawall_repairs_El_Brillo_palm_beach.doc; Epstein_seawall.pdf

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Sea wall vendor from Brian for 64,915 will not due just a footer repair
They are concerned that the hydrostatic pressure behind the wall is too great and without installing weep holes the new footer will fail and they to not want that liability
Please advise if we should do entire job for 64,915 or obtain another bid
Thank you

Richard Kahn
HBRK Associates Inc.
575 Lexington Avenue 4th Floor
New York, NY 10022
te[redacted]
fa
ce

Begin forwarded message:

From: Yahoo <arrandaleb@bellsouth.net>
Subject: Fwd: El Brillo Way Sea Wall Bids
Date: March 8, 2016 at 10:37:07 AM EST
To: Richard Kahn <[redacted]>

Sent from my iPhone

Begin forwarded message:

From: David Newmark <[redacted]>
Date: March 8, 2016 at 8:55:23 AM EST
To: Brian Arrandale[redacted]
Subject: Re: Fwd: El Brillo Way Sea Wall Bids
Reply-To: David Newmark <[redacted]>

Hi Brian,
Just to follow up with our last conversation, I am strongly advising against doing just the footer repair.
The existing failed footer is due to the vast amount of hydrostatic pressure behind the wall. If you do not alleviate the pressure behind the wall by installing weep holes, the new footer may fail as did the previous repair. Installing a footer without weep holes will actually increase the pressure and may accelerate the movement of the wall.
We do not feel comfortable taking on the liability of what we consider a partial repair.
The correct repair to this wall in the order of importance is as follows:

1. Install weep holes. (Pressure relief and drainage)
2. Install Manta Rays. (To arrest the movement of the wall)
3. Install a footer.

Please call or email me if you have any questions.
Thanks,
Eric

Eric Newmark, David Newmark
Pilings Plus, Inc.
4856 Bocaire Blvd
Boca Raton, Florida 33487
Eric
Dav
Fax
E-m
Website:

From: Brian Arrandale
To:
Sent: Thursday, March 3, 2016 5:28 PM
Subject: Fwd: El Brillo Way Sea Wall Bids

Eric ,
This is what I sent to the owner and his attorney. I just spoke to the attorney and the owner wants a price to do just the sea wall repair. Let me know what you come up with. I advised against doing just the sea wall, but lets see how it goes.
Thank You,
Brian Arrandale

Begin forwarded message:

Begin forwarded message:

From: Richard Kahn <>
Subject: Fwd: El Brillo Way Sea Wall Bids
Date: February 23, 2016 at 6:22:04 PM EST
To: "jeffrey E." <jeevacation@gmail.com>

attached are both bids:

original from Dan 29,800 and new bid from Brian 64,915

below Brian explains the differences between both bids

please advise
thank you

Richard Kahn
HBRK Associates Inc.

575 Lexington Avenue 4th Floor
New York, NY 10022
tel [redacted]
fax
cell

Begin forwarded message:

From: Brian Arrandale [redacted]
Subject: El Brillo Way Sea Wall Bids
Date: February 23, 2016 at 4:47:07 PM EST
To: Richard Kahn <[redacted]>

Rich,
I looked at both bids closely. I did a quick sketch to help (I hope) visualize whats going on with the sea wall and what both Contractors are proposing.
The First part of both bids are relatively the same. Remove old sheet piling, pound new sheet piling into the lake floor a few inches out from the old concrete and pour new concrete. This is meant to help hold back the base of existing sea wall.
This step will help hold and buy some time, and I would say that both contractors would be in the $30,000.00 range to complete this job.

Step 2 . This is where Pilings Plus would drill 29 manta rays approximately every 5 foot along the sea wall on an angle down to further reinforce the sea wall. I've enclosed a youtube video link, so you can understand what a manta ray is and does.
Step 3. Drill 18 weep holes approximately every 8 foot along the sea wall with well points to allow water to drain out but not the soil.
As the tide rises the water from the lake actually flows behind the sea wall and the water in the ground will rise with the tides. When the tide goes out the water is trapped behind the sea wall causing hydrostatic pressure trying to get out. The weep holes allow it to go out reducing hydrostatic pressure.

Conclusion: Labontes bid or just installing the new sheet piling and concrete is a one step approach for repair.
Pilings Plus has a multi or 3 step approach for repair that addresses 3 separate issues, and of course is more costly but likely a more permanent repair.
I hope this helps
Thanks,
Brian

https://youtu.be/Rtq-YFgUQ60

From: David Newmark <[redacted]>
Date: February 23, 2016 at 9:57:35 AM EST

To: [redacted]
Subject: El Brillo sea wall repair
Reply-To: David Newmark <[redacted]>

Attached is our proposal to repair the seawall at El Brillo. Much of this work have to be done under the existing dock. If you have any questions, do not hesitate to call.

Eric Newmark, David Newmark
Pilings Plus, Inc.
4856 Bocaire Blvd
Boca Raton, Florida 33487
Eric[redacted]
Dav[redacted]
Fax:[redacted]
E-m[redacted]
Website: [redacted]