
DAVIDSON & ASSOCIATES

CONSTRUCTION ANALYSTS, INC.

Atley on the Greenway / Ryans Corner Apartments **Construction Document Review, Construction Monitoring & Quality Assurance during Construction**



The property, located in Ashburn, VA, approximately a mile from Dulles International Airport is composed of 18 four-story wood framed apartment buildings with 496 one-, two- and three-bedroom apartments. The community also includes, a leasing/clubhouse, two swimming pools with bath houses, picnic areas, children play areas and several free standing garages.

Service performed: Determine the completeness of the Construction documents, Quality Assurance during Construction and to represent the lender during the construction phase, approving monthly Application for Payments.

Value Added: Davidson's review of the CD's identified missing and inadequate details and design issues. During the monthly construction monitoring site visits, D&A advised the lender of the progress, potential Change Orders, appropriateness of the contractor's payment request and deviations from the Construction Documents.

Developer: Fairfield Residential

Contractor: Fairfield Construction

Magnitude: \$50M

Architect: CNK Architects, Grand Prairie, TX