INFRARED THERMOGRAPHIC INSPECTION REPORT

CyberSpec
PROPERTY ADVISORS GROUP

Commercial Building Envelope & Radiometric Roof Analysis

SUBCONTRACTED- FIELD DATA INTELLIGENCE REPORT / 10-12

PROJECT ASSET
The Barnacle Building / Asset ID 2007

PROPERTY ADDRESS
8888 Tech Drive, Seattle WA

DATE OF INSPECTION
10.12.2026

PREPARED BY
CyberSpec Property Advisors Group

CREDENTIALS / PLATFORM

- CCPIA Certified Commercial Property Inspector
- Vetted Level 1 Infrared Thermographer
- FAA Certified Pilot & Registered Fleet Platform: DJI Matrice 4T Enterprise Rig

Sample Report Only

ENVIRONMENTAL & ASTM TESTING PARAMETERS

DATA COLLECTION STANDARDS

Data captured in strict accordance with aerial infrared thermography building-envelope protocols

ENVIRONMENTAL LOG

Ambient Outdoor Temp	[e.g., 55°F / 12.7°C]
Estimated Indoor Temp	[e.g., 72°F / 22°C]
Calculated Delta-T (ΔT)	[e.g., 17°F - Symmetrical heat differential verified]
Wind Speed & Direction	[e.g., 9 mph NW - Convective cooling interference negligible]
Sky Conditions	[e.g., Cloudy / 30% Cloud Cover]
Solar Capacitance Delay	[e.g., Flight initiated 1 hour post-sunset]

RECORDED CONDITIONS / FIELD LOG

COMPREHENSIVE ANOMALIES LEDGER

EXECUTIVE SUMMARY MATRIX

Anomaly ID	Component/Location	Apparent ΔT	Priority Level
ANOM-01	SouthWest - Field Membrane	22.3°F	HIGH (Active Moisture)
ANOM-02	Western Quadrant- Membrane Cross-Sectional	5.4°F	MEDIUM (Thermal Bridge)
ANOM-03			
ANOM-04			

PRIORITY KEY

- **HIGH** — Immediate verification recommended
- **MEDIUM** — Review during corrective scope
- **LOW** — Monitor / retest

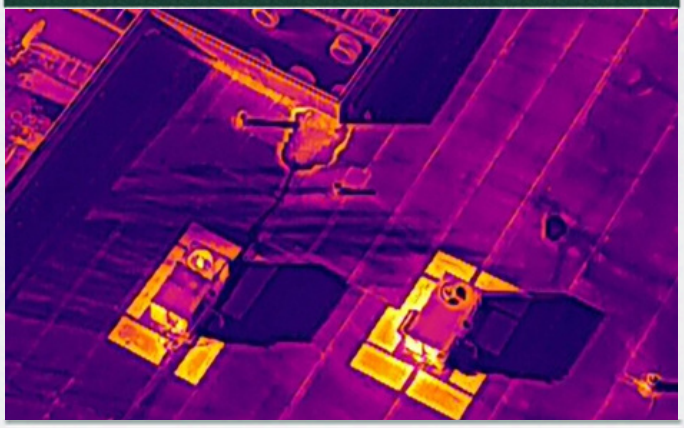
ANOMALY ANALYSIS REPORT: ID # 01

Location: [e.g., Southwest Roof Quadrant / HVAC Transition Zone]

HI-RESOLUTION VISIBLE PONDING



THERMAL PONDING ZOOM



TECHNICAL NARRATIVE

OBSERVED SIGNATURE

Thermal anomaly displays localized high-radiance thermal signature post-sunset, indicating lingering thermal capacitance.
Apparent ΔT: 22.3°F

DIAGNOSTIC ASSESSMENT

The signature profile is highly consistent with excessive ponding and sub-surface moisture retention, saturated insulation layers beneath the roofing membrane.

ACTIONABLE RECOMMENDATION

Recommend localized destructive core-testing or targeted moisture meter verification at the exact GPS coordinates pinpointed below prior to sealing operations.

TARGET COORDINATES

47.4664° N, 122.2226° W — Representative Sample Data (Laser Rangefinder Verified)

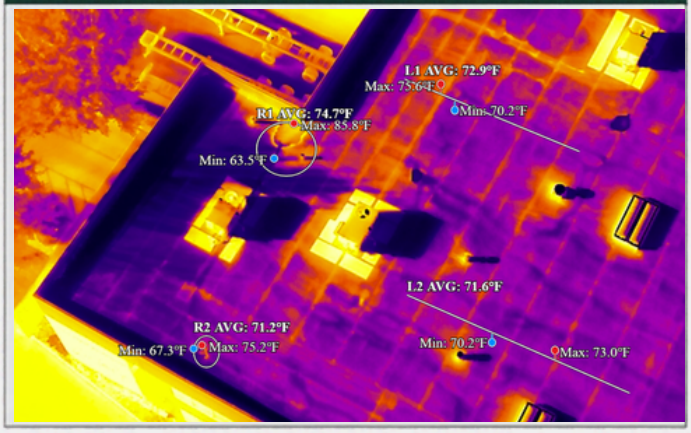
ANOMALY ANALYSIS REPORT: ID #02

Location: Western Roof Cross-Section

HI RESOLUTION ROOF ZOOM



THERMAL BRIDGING & PONDING - DELTA T'S



TECHNICAL NARRATIVE

OBSERVED SIGNATURE

Membrane Cross Sectional Temp Anomaly - Moderate Thermal Bridging

Apparent AT: 5.4°F | Priority Level: MEDIUM (Thermal Bridge)

DIAGNOSTIC ASSESSMENT

Thermal Bridging shows potential insulation deficiencies that could result in risk of moisture & energy loss - In Climate Zone 4C there is High Risk for wintertime Interstitial condensation.

ACTIONABLE RECOMMENDATION

Have qualified specialists conduct a further detailed review for specific moisture, air gaps, and potential insulation needs.

TARGET COORDINATES

47.4664° N, 122.2226° W — Representative Sample Data (Laser Rangefinder Verified)

CLOSING SUMMARY & SIGN-OFF

TECHNICAL SUMMARY

This radiometric data represents a snapshot of the thermal performance of the building enclosure under the environmental conditions recorded on the inspection date.

QUALITY ASSURANCE CERTIFICATION

Data collected, cataloged, and interpreted by a certified commercial property inspector holding active Level 1 Thermography credentials.

REVIEWING INSPECTOR
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CERTIFICATION NUMBERS
CCPIA-005281
FAA-5360883
Level 1 - Dec 2026

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SIGNATURE



Sample Report Only