Sherman D. “Dan” Vines, PE | Sr. Principal Engineer – Large/Complex Loss

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Professional Summary:

Mr. Vines brings over 30 years of expertise in the structural design and evaluation of a wide range of building types, including commercial, industrial, institutional, agricultural, and residential structures. His work spans the design of new buildings and the renovation and repair of existing ones. He has conducted structural assessments of existing buildings to determine their suitability for reuse, as well as the design of repairs for damage caused by accidents such as vehicle impacts or natural events, and retrofits to accommodate new uses and loading requirements. Additionally, he has evaluated commercial and industrial buildings as part of due diligence processes for real estate transactions. Mr. Vines also has experience in the physical testing of building components for manufacturers.

Mr. Vines has inspected the roofs and exterior envelopes of hundreds of individual buildings for storm damage due to wind and hail events including single family dwellings and commercial properties on behalf of insurance carries and building owners. Mr. Vines has evaluated damage to all common types of roof coverings including asphalt shingles, single-ply membranes, built-up and modified bitumen, slate, tile, and metal roofing.

As the team lead for EFI’s Fenestration group, Mr. Vines specializes in investigating storm-related damage to windows and glazed doors. These inspections center around EFI’s patented Windō device, which enables fast and accurate measurements of any permanent deformations in window and door frame components that may be related to excessive wind forces. Since 2020, Mr. Vines has inspected literally thousands of windows and doors installed at dozens of properties on behalf of insurance carriers and attorneys.

Licenses and Certifications:

Professional Engineer:

Alabama – 37604-E	Georgia – PE27120	North Carolina – 052913
Arkansas – 23613	Indiana – PE10606278	Rhode Island – PE.0202723
Arizona – 86212	Kentucky – 37588	South Carolina – 24905
California – C-96707	Louisiana – PE45021	Tennessee – 110641
Colorado – PE.0063792	Maryland - 59131	Texas – 139305
Connecticut - PEN.0038615	Missouri – 2025031337	Utah – 14275280
Florida – 85945	Nevada – 035355	Virginia - 64949

Structural Engineer, Georgia – SE000363
Board Recognized Structural Engineer, Florida
National Engineering Registration, NCEES – 18-678-89
Cal OES Safety Assessment Program Evaluator
ACRABAT Level 1 – Authorized Person - Roof Specific Rope Access
OSHA MEWP Boom and Platform Lift Operator
FAA Part 107 sUAS Remote Pilot Certificate
Approved Instructor, Georgia Office of Commissioner of Insurance and Fire Safety

Representative Project Experience:

The projects listed here outline a small sampling of the types of projects and losses Mr. Vines regularly investigates. For further information or additional examples, please contact EFI Global.

The Greystone Inn, Lake Toxaway, NC
Storm Damage Evaluation
Evaluated reported damage to several buildings and ancillary structures at a historic hotel property for damages caused by Hurricane Helene including that to roofs, windows/exteriors, and a retaining wall

Concordia Seminary, St. Louis, MO
Storm Damage Evaluation
Evaluated approximately twenty individual buildings on a college campus for wind damage to roofs and exteriors caused by a tornado event

Private Residence, Westport, CT
Glazing Evaluation
Evaluated approximately two hundred individual glass panels in the windows and doors of a single-family dwelling on behalf of a tinting contractor's insurance carrier for scratches reportedly caused by cleaning operations

Lowndes County, Valdosta, GA
Roof Damage Evaluations
Evaluated roof reported damage to the standing seam metal and asphalt shingled roofing systems of multiple buildings at seven individual properties including schools and support facilities on behalf of the property's insurance carrier for damages caused by high winds during Hurricane Helene

Ocean Harbor Condominiums, Fort Myers Beach, FL
Storm Damage Evaluation – Fenestrations and Roofs
Evaluated fenestrations and roof coverings of two fourteen-story condominium towers and assorted adjacent structures on behalf of the property's insurance carrier for damages caused by high winds during Hurricane Ian

Windward Condominiums, Pensacola Beach, FL
Storm Damage Evaluation – Fenestrations and Exterior Cladding
Evaluated fenestrations and exterior stucco cladding of two eight-story condominium towers on behalf of the property's insurance carrier for damages caused by high winds during Hurricane Sally

Residential Townhome, Atlanta, GA
Construction Defect Evaluation
Performed multiple site inspections and evaluations of framing and building envelope issues on behalf of the builder's insurance carrier for a 4-story wood-framed townhome structure.

Representative Project Experience, continued:

Condominium Complex, Atlanta, GA
Roof Damage Evaluation – Hail and Wind
Inspected and evaluated 25 individual building roofs for reported damage due to wind and hail on behalf of the property's insurance carrier

Precast Concrete Parking Garage, Peachtree Corners, GA
Evaluation of settlement of parking structure
Determined cause and impact of differential settlement of newly constructed precast concrete parking structure

Commercial Roof Leak, Augusta, GA
Evaluation of commercial building roof
Determined cause of water infiltration into a commercial retail space due to improperly installed roofing materials

Fatal Trip and Fall, Peachtree City, GA
Evaluation of Residential Stairway
Following a trip and fall incident that resulted in a fatality, evaluated the interior stairway within a single-family dwelling for code compliance.

Pinewood Atlanta Studios, Fayetteville, GA
Structural Design – new construction
Structural project lead for all buildings on film production studio lot, including 18 sound stages ranging in size from 15,000 to 40,000 square feet. Structures on the lot also include 2 and 3 story office buildings as well as workshops and warehouses. Construction types at the site vary from conventional structural steel frame, tilt-up concrete wall panels, cold-formed steel framing, and pre-engineered metal buildings.

Alliance Academy for Innovation of Cumming, Cumming, GA
Structural Design – new construction
Structural design of new, 3-story high school totaling 188,000 sq. ft. The construction of this building was a structural steel frame with composite steel floor framing and reinforced masonry shearwalls. The design also included site and building retaining and foundation walls of cast-in-place concrete.

Griffin Region College and Career Academy, Griffin, GA
Structural Design – renovation
This project consisted of renovations to an existing, 2-story, 48,000 square foot building originally constructed as a high school in the 1920s. Design included removal of approximately 900 sq. ft. of the 2nd floor to accommodate a new atrium which required the addition of a new structural steel frame to brace the adjacent exterior wall.

The Marshall House, Savannah, GA
Due-Diligence Investigation
Structural review and site investigation of 4-story historic hotel (built in 1851) as part of due-diligence for a real estate transaction. Investigation included assessment of existing structural framing and related building components and considered needs for both immediate and future inspections and repairs.

Hyatt Regency, Orlando, FL
Due-Diligence Investigation
Evaluated the condition of windows, glazed doors, storefront, and curtainwall systems at a hotel property consisting of two high-rise towers and convention center space as part of due diligence for a real estate transaction. Identified systems and components in need of near-term repairs and provided an estimate of required maintenance/repairs over a 10-year term.

Expert Witness Testimony: Court Qualifications/Depositions/Testimony:

Mr. Vines has extensive experience testifying as an expert witness in mediation, arbitration, depositions, and trials, and has been accepted as an expert witness in numerous jurisdictions within the US and internationally.

A listing of expert witness testimony experience is available upon request.

Professional Experience:

EFI Global, Senior Principal Engineer – Large/Complex Loss (current title), March 2018 - Present

Unified Investigations and Sciences, Forensic Structural Engineer, March 2018 – June 2018 (merged with EFI Global)

SDVPE, LLC, Owner/Principal, August 2023 - Present

Willett Engineering Company, Inc., Senior Engineer, January 1999 – March 2018

Mowe Inc., Engineering Intern, August 1998 – December 1998

Heery International, Staff Engineer, June 1998 – August 1998

Starzer & Ritchie, Staff Engineer, April 1996 – June 1998

Law Engineering, Engineering/Lab Co-op, January 1993 – September 1995

Formal Education:

Bachelor of Civil Engineering (Co-op Plan), Georgia Institute of Technology, Atlanta, GA, 1996

Specialized Education/Training:

Florida Laws and Rules for Engineers, 2025

Florida 2023 Advanced Building Code 8th Edition Significant Code Changes, 2025

Wind Events and Glass Breakage: Lessons Learned in San Francisco, WJEA, 2024

Trip and Fall Investigations Live Interactive Seminar, EFI Global, 2024

Flashing Follies: The Disproportionate Impact of Flashing Failures, WJEA, 2024

Specialized Education/Training, continued:

2022 Updates to the AISC Code of Standard Practice, SEAoG, 2024

Learning from Failures of Wood Structures, ASCE, 2023

Lessons from Failures of Building Envelopes, ASCE, 2023

Philosophy of Structural Building Codes, ASCE, 2023

Curtainwall Primer for Design Professionals, ASCE, 2023

Engineering Investigations of Hurricane Damage – Wind vs. Water, ASCE, 2023

SPF Roofing – Storm Damage and Repair Assessments, EFI Global, 2023

Avoiding Ethical Pitfalls in Failure Investigations, ASCE, 2023

CalOES Safety Assessment Program, NCSEA, 2022

Advanced Internet Course in Florida Building Code 7th Edition (2020) Changes, 2022

Floor Vibration Design Methods for Timber, Steel, and Concrete, SEAoG, 2022

Rope Access Training – Level 1 "Authorized Person", Reality Rope Access, LLC, 2021

Insulated Glass Fabricator Workshop, Fenestration and Glazing Alliance, 2021

What Structural Engineers Should Know About Historic Masonry, SEAoG, 2021

Case Studies for Forensic Water Testing, IIBEC, 2021

Air and Water Infiltration Testing of Building Enclosures, IIBEC, 2021

Asbestos in Buildings: Class III – Work Practices for O&M Personnel, Triangle Environmental Consultants, Inc., 2019, refresher course, 2020

Professional Building Consulting, IIBEC, 2020

Investigation and Repair of Wood Structures, ASCE, 2019

Haag Certified Inspector – Commercial Roofs, Haag Education, 2019

Haag Certified Inspector – Residential Roofs, Haag Education, 2019

Roofing Technology and Science I, RCI (IIBEC), 2018

AISC Night School 13 – Design of Industrial Buildings, American Institute of Steel Construction (AISC), 2017

Welded Connections: The Good, The Bad, and The Ugly, National Council of Structural Engineers Associations (NCSEA), 2016

AISC Night School 8 – Design of Composite Floor Systems, 2015

Structural Strengthening of Concrete Structures, STRUCTURAL, 2013

Evaluation and Modification of Open Web Steel Joists and Joist Girders, NCSEA, 2011

Building Information Modeling, Structural Engineers Association of Georgia (SEAoG), 2008

Courses Instructed:

Windows and Doors – Sorting Out the Issues – Southern Loss Association, July 2021
Construction Defects – Indoor Air Quality Institute, Atlanta Chapter, August 2019

Affiliations:

Fenestration and Glazing Industry Alliance (FGIA)
International Institute of Building Envelope Consultants (IIBEC)
Structural Engineers Association of Georgia (SEAoG)
American Society of Civil Engineers (ASCE)
American Institute of Steel Construction (AISC)
Southern Loss Association (SLA)