

CASESTUDY

MAY 2022



HELICAL PILES SAVE HILLSIDE HOME IN SAN CLEMENTE WITH 6" OF SETTLEMENT

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NEVERSETTLE



1960S SAN CLEMENTE HILLSIDE HOME SETTLES 6 INCHES WITH SIGNS OF LATERAL MOVEMENT TOWARDS SLOPE

PROJECT BACKGROUND

A San Clemente community weaving through a golf course has been plagued with settlement & lateral movement issues for many of its hillside home residents. This particular home is the 5th home Dalinghaus Construction has helped to repair after it was purchased to be immediately remodeled. This home hadn't settled nearly as bad as the previous project in the neighborhood, but with 6 inches of settlement it needed immediate attention before any remodeling could take place.

PROJECT DESIGN PHASE

Our Project Design Specialist, Phil Laney, performed the initial foundation evaluation on this property and worked with **ENGINEERING - SERVICES & DESIGN SOCAL** to design a repair plan that would address the settling taking place on the back half of the home located nearest the slope. The large fireplace and chimney would need special attention due to its weight and small footing detached from the rest of the home's foundation.

DALINGHAUS SOLUTION

The repair plan would consist of the installation of 21 vertical helical piles around the back half of the home to stabilize the home from future settling while attempting to lift and recover the 6". Ryan, Raul, and Jose made quick work of the project, finding competent load-bearing soils at a depth of about 24 feet. Once the helical piles were installed the crew was able to hydraulically transfer the load of the home to these piles and recover 5 of the 6 inches of settlement.

INSTALLATION OVERVIEW

TOTAL HELICAL PIERS

21

HELICAL PRODUCT

TAF-288

PRODUCT MANUFACTURER

EARTH CONTACT PRODUCTS
(ECP)



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