

BASEMENT



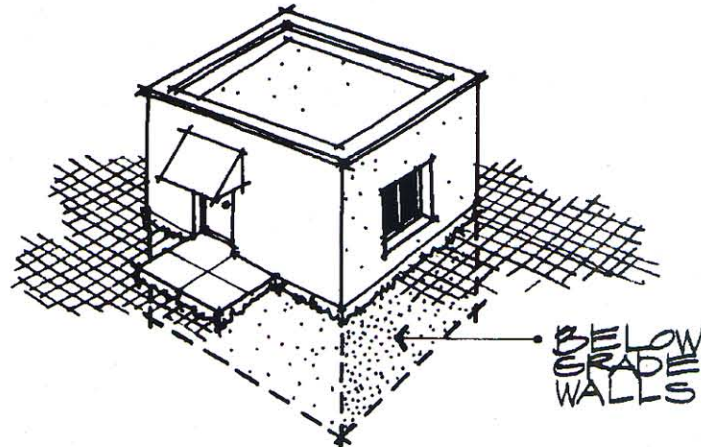
"...Found my umbrella Yet? It's raining!..."



# BUILDING ANALYSTS



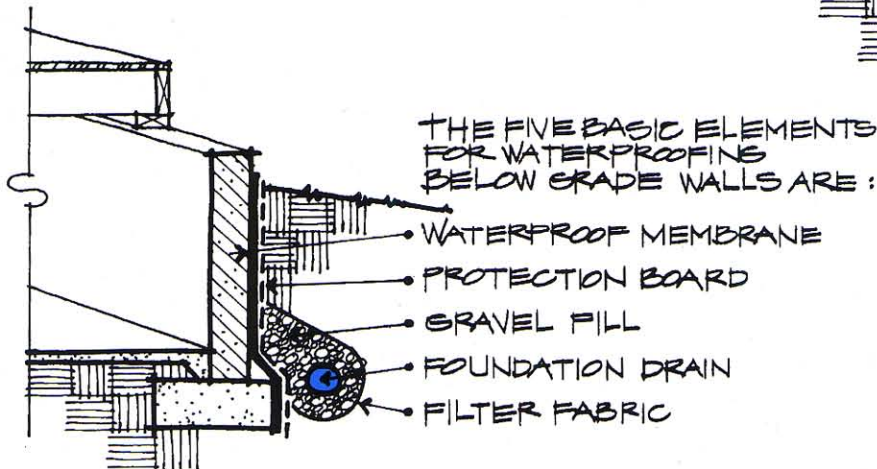
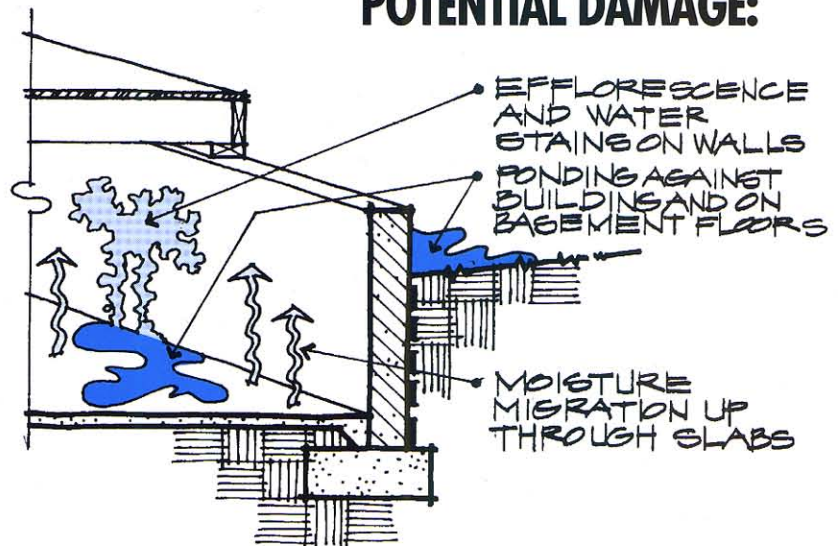
# WHY BELOW GRADE WALLS FAIL



## COMMON PROBLEMS:

- Grade slopes toward building.
- Inadequate waterproof membrane.
- No protection board.
- No extension of waterproof membrane above grade or over footing.
- No foundation drain.
- No gravel or filter fabric around drain.
- No waterproof membrane under slab.

## POTENTIAL DAMAGE:



## PROPER SOLUTIONS:

Additional considerations might be:

- slope the finish grade away from the building
- install a membrane under the concrete building slab,
- provide a cant strip to transition the waterproof membrane at any 90° angle,
- install ultraviolet protection for the above-grade waterproofing.

Building Analysts is a full-service architectural and engineering firm with many years of experience in construction litigation. Our services include: architectural and structural investigations, repair recommendations, preparation of exhibits and expert testimony. We hope this newsletter is helpful. Please contact Stan Livingston, Pete diGirolamo, Mike Romanowski or Bob Carroll at Building Analysts if you need our input or recommendation. (619) 234-8153

*Building Analysts' newsletter is intended to provide general information for those involved in construction litigation. The topics contained in this publication are abbreviated and applicability to a particular situation may vary according to circumstances. Since design and construction technologies change over time, the information contained herein may become outdated. Building Analysts recommends you contact the appropriate design professional for specific information regarding individual projects.*

SPRING 1993 NEXT ISSUE: **Crawlspaces**