

Water's Edge Marine Inspections

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COMPLETE MARINE INSPECTION SERVICES
Docks – Piles – Seawalls – Environmental Diving

May 16, 2016

Ms. DELETED FOR PRIVACY

Westport, CT

Email:

RE: Seawall and Dock Inspection
DELETED FOR PRIVACY
Delray Beach, FL

Dear DELETED FOR PRIVACY

As requested, an inspection was completed on the seawall and dock at the above referenced address. The inspection was done from both the water and the land side of the wall. Tide was low, +/- 2' at the wall, visibility was clear with party cloudy skies.

This is an original pre-cast concrete T piling and panel wall measuring +/- 92 lineal ft. long consisting of eleven (11) concrete wall T pilings, six (6) concrete individual capped support batter pilings, and +/- 8' tall concrete panels. There is not a footer installed along the water side of the wall and the west end of the wall does not have batter pilings.

Upon inspection of the existing wall piling seams (11); it was found that all need to be scraped and the seam should be re sealed with hydraulic cement. **Sealing of the seams should be completed every three to five years or as needed (typically \$85.00 per pile, \$935.00); a licensed marine construction company would be able to provide this service.**

While in the water, all seawall panels were probed and found to have less than 12" of penetration into the canal berm which is considered minimal. A footer is recommended for this wall in order to prevent fill loss; typically the seam sealing that is recommended above will be included in a footer. **Industry standard pricing for a footer (3' aluminum panels and poured concrete cap) would typically be between \$80.00 - \$90.00 per lineal foot, \$7,360.00 - \$8,280.00. A licensed marine construction company would be able to provide this service.**

Individual concrete batter pilings have been installed against the wall at six (6) T pilings (east end, pool area); these are intended to prevent the wall from movement. Vertical cracking was observed in the westernmost batter piling that would be considered more than typical, this pile should be removed and replaced when the balance of the wall pilings are finished with batter pilings. **Five (5) additional wall pilings were not supported with batter pilings (under the dock), so a total of six (6) additional are recommended at this time. Industry marine contractor standard pricing for sub cap method batter pilings would be between \$1,200.00 - \$1,400.00 per location (6), \$7,200.00 - \$8,400.00. A full cap method is also available and a licensed marine contractor would be able to provide this service as well, full cap method would be approximately \$90.00 per lineal foot and the batter pilings would be \$650.00 each.**

A +/- 5' x 32' wood dock supported by four (4) wood pilings is currently on the property. The dock pilings remain in satisfactory condition and have been wrapped in the tidal zone in order to prevent borer worm decay. The dock would need to be removed for the above recommended seawall repairs, **approximately \$100.00. (decking and framing only removed). After the balance of the batter pilings are installed, the dock can either be replaced as it is now, or it can be built back over the seawall cap in order to cover the batter pile sub caps. The dock width would then be bid at +/- 6'6" wide (7') by a length of 32', typically \$18.00 per square foot, \$4,032.00. There was no ladder on the dock, \$230.00. Mooring whips and light weight pile fenders (strips) have been installed on the dock pilings.**

Additional dock can be added at \$650.00 per wood pile and \$18.00 per square foot additional. Delray Beach code requires a sewage pump out station for docks longer than 50 lineal feet.

This report is an accurate appraisal of the condition of the seawall and piles at the time of inspection for informational purposes. It is based on visual observation and non-invasive probing and is the opinion of the undersigned inspector. This report is not to be construed as a guarantee on the condition of the seawall, either written or implied. Any prices quoted are approximate and do not include engineering or permit fees, if required.

Sincerely,

Norma Jean Jalovec

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