

CASE STUDY

UNDER HOUSE SEEPAGE

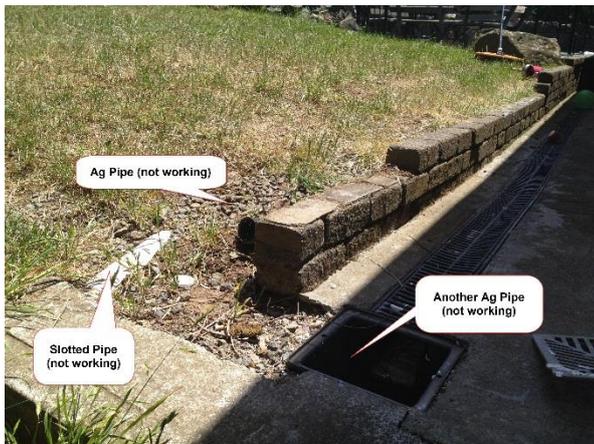
Location: West Launceston, Tasmania

The Problem

Water seeps into the lower rooms and garage of a multi-level house built on a steep block. While there is soil against the retaining wall that forms part of the garage wall, there is an air gap between the soil and the timber-framed plaster board walls of the other room. Free water flows across the garage floor and can be heard trickling behind the wall soon after rain. Water can be seen to exit from under the foundations down the side house.



There is an Ag pipe intercept drain on the upside of the house but this hasn't been seen to flow, even during heavy rain events. Wet soil is visible under the house.



Diagnosis

The soil is black stony, clay loam overlying stiff, yellow clay with larger rocks. Rainwater falling on the lawn at the back of the house and, maybe, from properties further up the hill, flows downhill on the underlying clay.

Treatment

The client is an energetic DIY amateur who had seen Capiphon demonstrated, and studied the Installation Guidelines on the website. He decided to use Capiphon because of the reduced amount of trenching required under the house. He correctly designed the layout of shallow trenches, including a number of smaller lengths of Capiphon inserted into the collector pipe to deal with existing wet spots down the side of the house.



Capiphon Advantage

- Far less excavation. The alternative would be to dig a trench at least 30cm deep, lay Ag pipe (with sock) on a bed of gravel/aggregate, and cover with geotextile before covering with final material.
- Used only a small amount of coarse sand sprinkled in the trenches, instead of large quantity (approximately 2m³) of aggregate. The restricted access to the site and the steep hill would have required either a crane or a large labour force to barrow it up the path.
- Total time taken to lay stormwater, cut and insert Capiphon belt into pipe: less than 3 hours.
- 20 metres of Capiphon belt.

Results

- Client tested system with 500ml water poured onto backfilled drain and gleefully watched water emerge from the stormwater drain at the end!
- Client washed brushes on the lawn at the rear of the house and saw water flowing from the stormwater pipe.
- **No water seeping into garage nor sound of water to be heard running behind wall after heavy rainfall event.**

