



Williamsburg Landing Retirement Community

Williamsburg, Virginia

McKinney and Company provided Geotechnical and Professional Technical Engineering Services at the site of the proposed retirement community expansion. The facility consists of a multi-story assisted living structure, multiple single story condominiums and a wellness center. The single story condominiums consists of light wood frame residential dwellings supported on masonry walls and shallow reinforced concrete footings. The wellness center consists of a concrete, steel and masonry structure similarly supported on shallow reinforced concrete footings. The wellness center also incorporates a below grade basement.



Soil Borings/Sampling

The geotechnical investigation was performed to determine the subsurface conditions for the proposed buildings. Services included retrieving soil samples from field exploration and performing testing on selected soil samples in our AASHTO accredited laboratory. A report stating the findings of the field investigation, general geotechnical design recommendations, foundation design recommendations and construction recommendations was prepared for use in the design of the structures.

Soils

During the earthwork phases of the project, McKinney technicians provided full time fill observation and compaction testing of compacted structural fill placement, including the performance of laboratory moisture density relations, Atterburg limits, and soil classifications.

Concrete / Mortar

During the concrete phase of the project, McKinney and Company observed the placement of cast in place concrete in the foundations and slabs. This testing included the observation of steel reinforcement placed in the structural elements, field testing of fresh concrete, and laboratory testing of compressive strength test specimens.

Structural Steel

The wellness center is currently under construction, and McKinney and Company's Certified Weld Inspector will monitor the erection, bolting, welding and plumbing of the structural steel elements on site. McKinney technicians will evaluate the sprayed on fire resistant material (SFRM) including thickness, density and bond strength testing.

Special Inspector of Record

McKinney and Company served as the Special Inspections Engineer of Record.