

Date : 09/24/2024
Project No : 2024C217
Client Company : Artisan
Arrival Time : 09/24/2024
Onsite Hours :

ASEC Report ID : 70588
Name of the Project : Naturewalk - 7 Hills Amenities
Project Location : Dallas
Weather : overcast
Departure Time : 09/24/2024
ASEC Technician Name : Russell Hendrix

As requested, the site was visited by our AS Engineering and Consulting (ASEC) representative for the purpose of providing quality control inspection and testing services. Visual observation techniques were employed to verify compliance with project drawing/specifications, applicable codes, and materials submittals. The following observations were observed on site this day.

*This report is for Nature Walk Unit 3 Phase 6B Lots (split Lots #1035 and #1036).

Location:

Nature Walk, Lots #1035 and #1036

Objective:

A request was made to perform four test pits (two for each lot) to evaluate subsurface conditions. These pits were intended to aid in determining the soils suitability of the lots for future home construction.

Site Conditions Upon Arrival:

Upon arrival, it was observed that both lots were being used as a location for concrete washout and gravel storage. The exact location of the future building pads for the homes was unknown at the time of the site visit.

A meeting was held with the onsite builder, Josh from Artison Builders, to discuss the placement of the test pits. As the builder could not determine the location of the future home pads, a request was made for the builder to mark the test pit locations with paint. This was completed, with one test pit to be placed in front of and one behind each prospective home location on both lots. Six (6) feet was the maximum depth for the mini-excavator (provided by the on-site grading company).

Test Pit Results:

- **Lot #1035B (Back):**
 - **Surface conditions:**
 - Two 24-inch boulders were encountered within the first 2-4 feet from the surface.
 - **Material:**
 - Brown silty sand encountered to a depth of 6 feet.
 - **Depth:**
 - Six (6) feet was the maximum depth achievable using the mini-excavator on-site.
 - **Material below 6 feet:**
 - Unknown, as the excavation was not able to proceed beyond 6 feet.
- **Lot #1035F (Front):**

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- **Surface conditions:**
 - 1st foot: Brown silty sand.
 - **Material:**
 - 2-6 feet: Burned organic material (black in color).
 - **Lot #1036F (Front):**
 - **Surface conditions:**
 - 1st foot: Red sandy silt.
 - **Material:**
 - 2-6 feet: Burned organic material (black in color).
 - **Lot #1036B (Back):**
 - **Surface conditions:**
 - 1st foot: Brown silty sand.
 - **Material:**
 - 2-3 feet: Burned organic material (black in color).
 - 4th foot: Refusal encountered, possibly due to the presence of a limb or root.

Conclusion and Safety Measures:

All test pits were backfilled after documentation was completed due to safety concerns related to the open excavations.

A meeting was held with the onsite builder, where it was communicated that the two lots are suspected of having been used as a burn pit in the past. Given the presence of burned organic material and potential large obstructions in the subsurface, it was advised that these lots should not be used for building until further investigation or remediation is performed.

Recommendation:

Further geotechnical investigation or testing should be conducted to determine the full extent of the subsurface conditions before any construction is initiated.

This summary highlights the key findings and recommendations from the test pits performed on Nature Walk Lots #1035 and #1036.

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Test Pit



burned organic material



Burned organic material



excavating

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burned organic material



burned organic material



excavating



test pit

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test pit



test pit



24 inch rock placed in first 2 feet of fill



concrete washout/gravel pile placed on both lots

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front of lot



front of lot

Kenneth Mosman

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