

PROJECT: Brookview CA, Hillsborough, NJ

Drainage Improvements



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Overview:

In the Fall of 2015, the Brookview Condominium Association in Hillsborough decided to correct their ongoing drainage problems at the entrances to a row of open garages at one of the multi-unit buildings on Revere Court. The problems were caused by storm water runoff from the adjacent courtyard and roof downspouts. The ponding would continuously collect on the interior concrete garage floor slabs. As a result, the garage slabs and adjacent asphalt pavement were beginning to deteriorate. During freezing weather, the icing conditions would become hazardous to drivers and pedestrians. Kipcon observed the area and determined that a portion of the runoff drained toward existing trench drains that were not designed for this amount of runoff.



Area of ponding which resulted in disturbed asphalt pavement.

Services Provided:

- ◆ Kipcon prepared a topographic survey to obtain existing elevations of the paving and piping.
- ◆ Kipcon prepared specifications for the installation of a new trench drain along with a piping connection from the existing catch basins to the new trench drain, as well as repairs to existing holes in concrete garage floor slabs and areas of disturbed asphalt pavement.

Highlights:

- ◆ Kipcon specified a custom slot drain system to be installed that is less susceptible to freezing and debris blockage while remaining a less expensive remediation option than a traditional vehicular grade open concrete trench.
- ◆ This durable slot drainage system consists of a heavy duty vehicular grade aluminum drainage slot mounted to an opening along the top of the sloped subsurface piping.

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