



HOA Sidewalk Compliance Without Replacement

A large retirement community faced HOA, resident, and county pressure after newly poured sidewalks exceeded cross-slope limits. With more than 900 sidewalk sections at risk of tear-out, the project had to be handled in phases while keeping resident access, county inspections, and neighborhood disruption under control.

Initial Assessment

Many of the slabs exceeded the target slope tolerance of roughly 3.5%. Replacement would have damaged yards, blocked walking routes, delayed inspections, and created major disruption for residents.



Proposed Solution

A geotech contractor used **Alchatek AP LIFT 430** to lift and re-pitch selected slabs without tearing them out. The material allowed controlled lifting, fast return to service, and precise grade correction in high-use walking areas.

Procedures

1. Measured slab grades
2. Saw-cut bound sections
3. Drilled injection holes
4. Injected controlled foam bursts
5. Monitored slope with digital levels
6. Ground transitions as needed

Results

- Restored sidewalk grades without full replacement
- Completed phase one seven weeks ahead of schedule
- Kept walkways usable with minimal disruption
- Passed county inspections
- Delivered estimated 50% to 75% savings versus tear-out and replacement

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