

Examination of a property at Preservation Bay, near Penguin.

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Brian Archer Pty Ltd requested the examination of a house at Preservation Bay, Penguin [DQ195496] to determine the likelihood of it being affected by landslips.

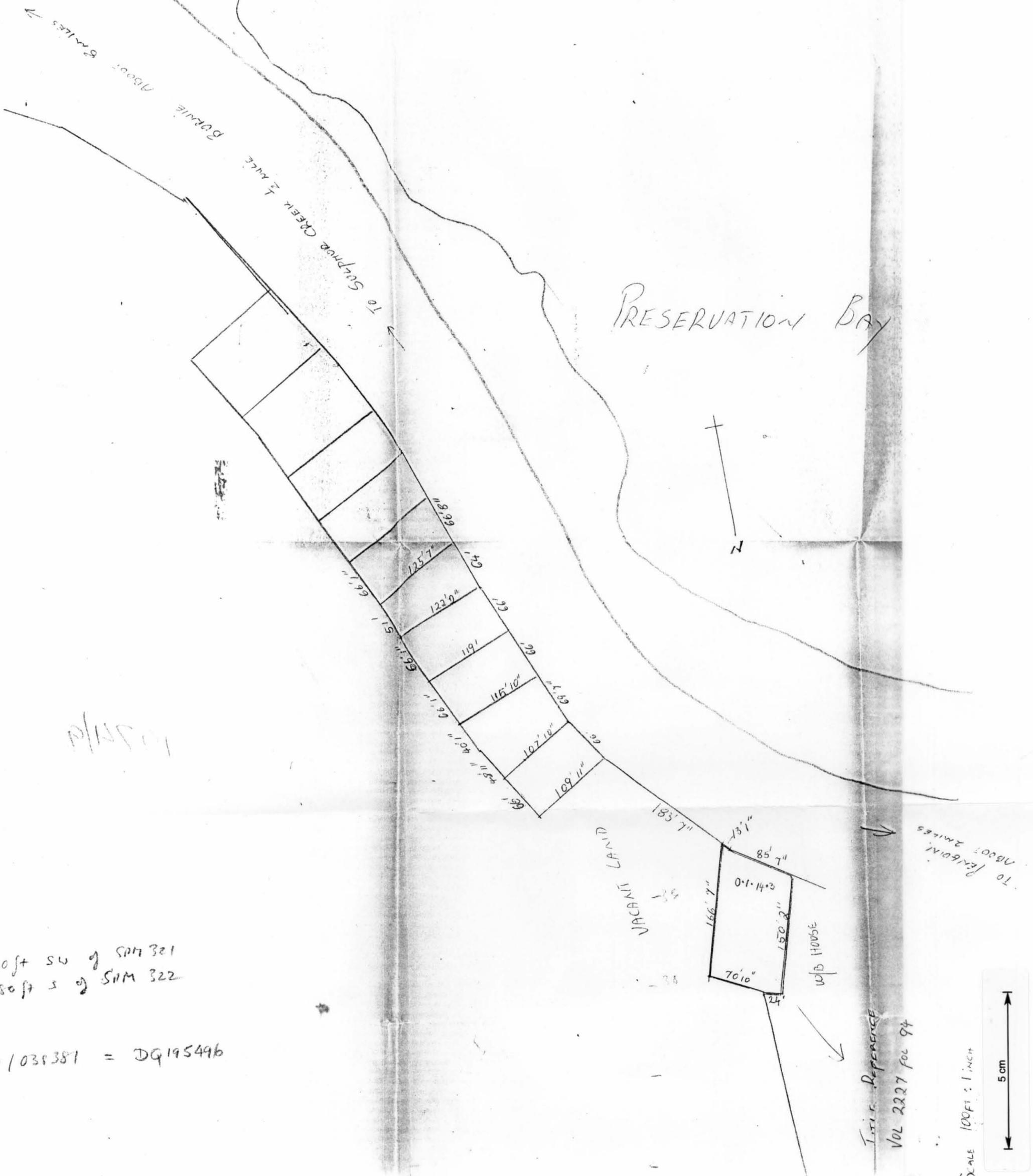
The house is situated south of the Bass Highway close to the foot of a small rise, about 8-10 m high, which slopes down to the north at an angle of about 15°. At the top of the slope the landsurface flattens to a slope of 5-6° for a horizontal distance of 75 m and then steepens again to 15-20° for a vertical distance of up to 50 m. Most of the Preservation Bay area is underlain by interbedded Tertiary basalt and sediments, and basalt talus. A narrow strip around the bay behind the shoreline is underlain by Recent sand.

The area with the 5-6° slope is part of a platform which extends around much of Preservation Bay. Test pits dug on a nearby property in 1972 indicated the material (talus and weathered basalt) to be relatively dry at depth. Landslips do not appear to develop along the steep slopes below this platform, the main slips occurring on the steep slopes above it, where there are also numerous seepages. A small seepage appears to come out near the north-east corner of the house but there are no mass movements associated with it.

CONCLUSIONS

There are no slips indicated on or near the land on which the house is built. The presence of a seepage on the north-east corner of the house could result in some settlement (a neighbour indicated that some provision was made for this when the house was being built). The house is elongate along the contour of the slope and during heavy periods of rain, the house would show the rate of run-off from the land above it. Drains around the uphill side of the house should be installed (preferably with sealed bottoms to prevent water infiltration into the soil under the drain) to divert the water around the house rather than allow it to seep underneath.

[19 February 1974]



P/157P

10 ft SW of SAM 321
80 ft S of SAM 322

1/039381 = DQ195496

TITLE REFERENCE
VOL 2227 fol 94

SCALE 100 FT = 1 INCH

