



Project Name: DRIFTWOOD KITCHEN
Project Number: 2013-64
Location: 619 Sleepy Hollow Lane, Laguna Beach, CA
Client: Sentinel Development
Contact: Colby Durnin (619-890-5756)
Architect : Morris Skenderian and Associates
Contact Morris Skenderian (949-497-3374)

Scope :

PSE provided structural engineering services for the retrofit and renovation of the historical structure classified (E) "Exceptional" in Laguna Beach.

The building is a 5,800sf structure on the beach that has been exposed to weather and in need of repairs. PSE had to account for the historical aspect of the structure, not triggering coastal commission or historical review, bridging over the very bad soil fill conditions while renovating the restaurant to current code. In addition the site conditions did not allow for any cranes to be used.

The main deck had been resting on loose un compacted fill that was warping and cracking the finishes. Compaction inside a historical building on the beach was not a viable option. PSE designed a system supported by steel beams crossing over the bad soil. The beams were cut in 10ft sections to allow for installation without a crane and reattached on site.

Because of the soil conditions, all new construction had to tie back into existing foundations that would be strengthened.

New shotcrete walls were used to strengthen the building unreinforced masonry entrance.



Schedule for Completion: 9 months
Construction Budget: \$2 Million
Contractor: CW development
Completed within Budget? Multiple unknowns
Completed on Time? Yes



