

Legend:

 Revisions and/or New Items

1.4

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CONDITION

CONCRETE BASEMENT FLOOR IS CRACKED

Acceptable Performance/Condition

Cracks resulting from *normal* shrinkage are acceptable; however, cracks in excess of 4 mm in width are not acceptable.

Warranty

One-Year - Work and Materials

- Cracks resulting from *normal* shrinkage of materials caused by drying after construction are excluded from the statutory warranty.

Action

Cracks in excess of the acceptable condition shall be *repaired*.

Remarks

Generally, concrete floor slabs are not structural. Concrete floors naturally crack during curing due to shrinkage. Actual crack widths shall be determined using a wire feeler gauge* inserted inside the crack. Since the concrete floor slabs do not have to carry the load of the building, shrinkage cracks are generally considered aesthetic. Where vertical or lateral movement is evident, further investigation may be required. Where *repairs* are necessary, colour and/or texture will not match the surrounding concrete.

See also

[14.2 CONCRETE GARAGE FLOOR IS CRACKED.](#)

Notes

* Because it is of a manufactured, set size, an Allen Wrench/Key may be used as a wire feeler gauge.

Words in italics are defined in the "[TERMINOLOGY](#)" section on page 16.