

FMW Renovation Update

July 22, 2018

I thrill when I drill.

— Orin Scrivello, D.D.S.

Monday ☀️

The wounded drill blocks further progress somewhat, but the broken cable is replaced by days end, and work can continue.

They put the Costa Rica Embassy shrubs back in place and wish them a peaceful future.

Conversations begin about various drainage issues as the new drain system takes shape.



Tuesday ☀️

The big drill is back in business and work proceeds on various fronts. Typically, there are 10 to 20 workers from various trades busy on various parts of the work every day, and we have been blessed with relatively dry weather.

Wednesday ☀️



In the upper left, carpenters continue to frame the new roof over the Carriage House deck. On the right, excavators dig a trench for an 8-inch drain line that will serve drains on the upper terrace.

In the center distance, they have begun to dig out the space between Quaker House and the new shoring so that they can waterproof the existing building and begin work on the new Storage Room.

Not visible on the far right, the drill continues to place new steel pilings which will at first serve as shoring, but then will become part of the new retaining wall.



We have our biweekly meeting with the contractor and architect representatives.

Thursday ☀️

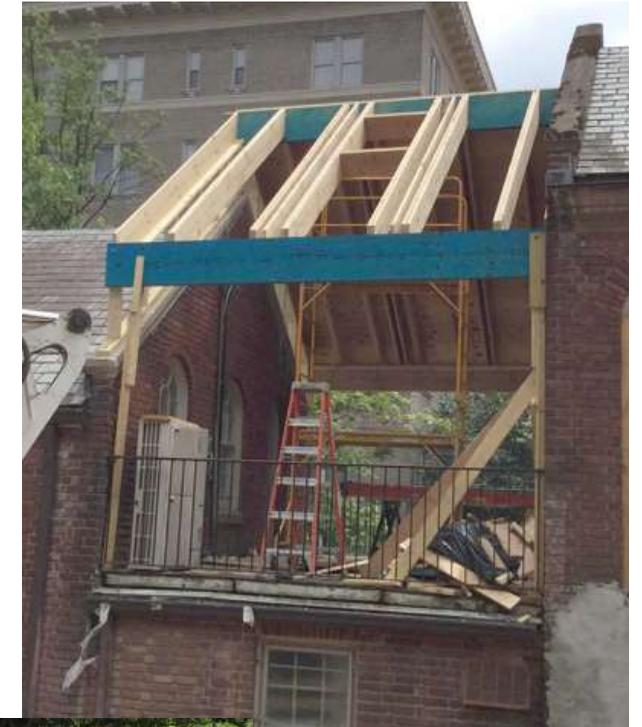
All work continues.

We receive a note from DDOT that they are planning to repave Decatur Place the week after next. This would shut down our project for several days at least. Also, they would be putting in new paving that we will almost immediately tear up for water and sewer connections. Monarc will discuss this with them.

Friday ☀️

The new roof starts to shade the deck. We will lose daylight to several windows and doors, but gain a bright, new gathering space.

The new roof and temporary walls will protect the work beneath as the deck is removed and the lower level deck and slab are replaced.



Excavation and installation of new drains continues . . .

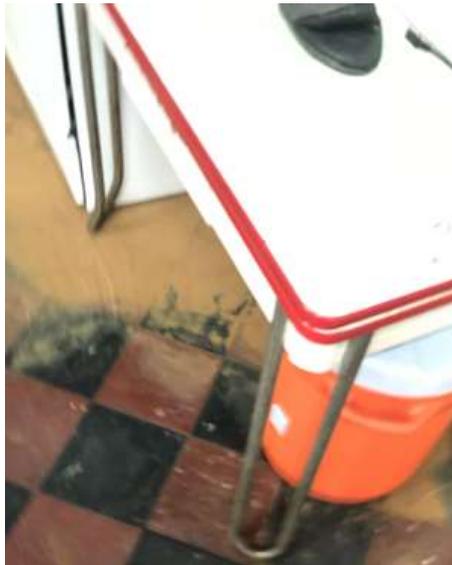
The lagging (wooden cross-pieces) are inserted between the pilings (vertical steel beams) to hold back the dirt as they dig down.

A cable safety railing is installed as the new levels emerge.

Looking Ahead

The weather is taking a turn for the wetter.

Professor Hindsight predicts that Saturday will be very wet, and that the recent digging will have the effect of increasing water infiltration, while the contractor's silt-control measures and other changes will have the effect of disabling the existing drains, so that Friend RR will arrive at the Meeting on Saturday afternoon to find a inch of muddy water standing in the kitchen and flowing across the floor and into the vault and the contractor's office.



Next week, the drill has eight more holes to complete — about two days work.

After that, the excavation can begin more seriously, lowering the level of the lower garden by several more feet while the shoring holds back the hillside. That should decrease the risk of further flooding.

Also next week, work will begin under the Carriage House deck. A pedestrian tunnel will be built inside that area to protect Carriage House tenants from the construction as they come and go through the Quaker House door. The existing kitchenette and bathroom will be dismantled.

The new roof will get a temporary membrane to waterproof it, and the space underneath will have temporary tarpaper walls to protect the work below.

The East Garden work may also begin.

