



# Holy Angels Church

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## **CRITERIUM-DUDKA ENGINEERS**

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# Status

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- Invasive and Non-invasive evaluations have been completed
- Field work of Laser Scan of structure completed
- Load Calculations are on going
- List of short-term repairs
- Cost Estimating is on-going
  - Fire Systems and Sprinklers
  - Plumbing, Electrical, and HVAC
  - ADA Accessibility
  - Structural Stabilization for use as an assembly space.
  - Water Intrusion Repairs including Roofs, Siding, and Steeple.

# Exterior Façade Painting

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- Siding consists of board sheathing, shiplap, clapboards/trim, & paint.
- It is missing industry standard weather barrier and flashing between sheathing and Clapboards
- Water Intrusion will continue with paint as the long term protection



# Exterior Façade Painting

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- Exterior Walls have considerable rot of the studs, siding, and some of the structural elements.



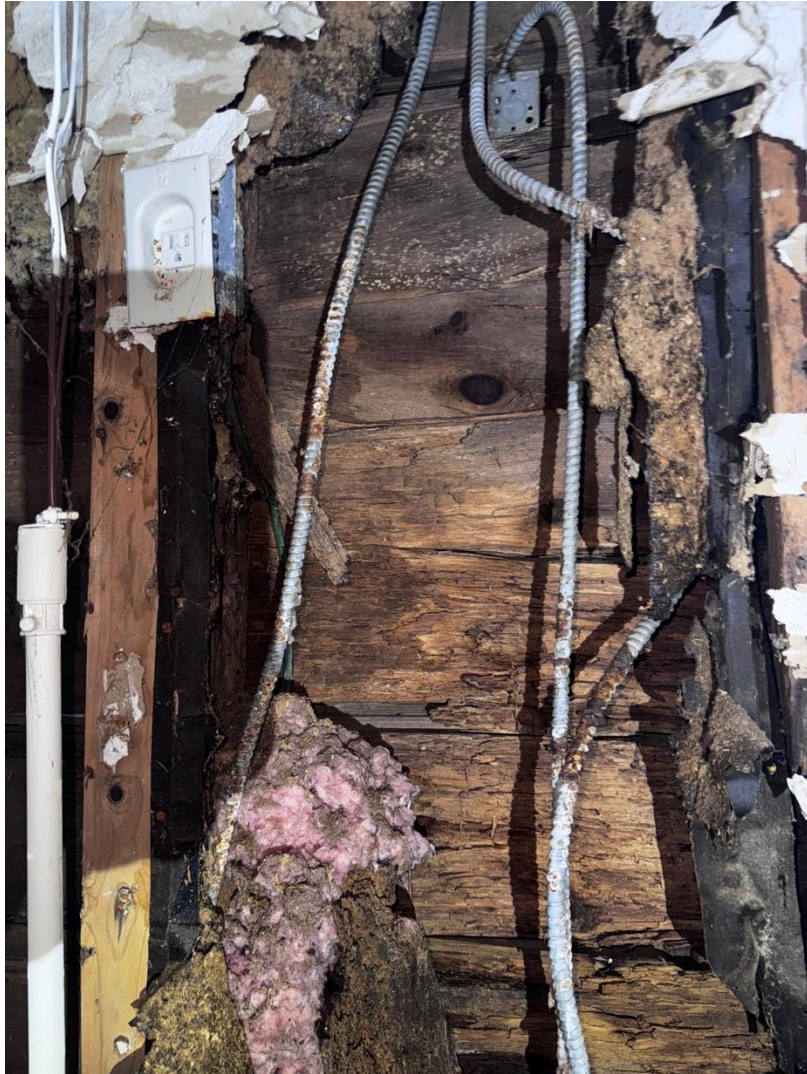














# Exterior Façade Painting

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- Before Painting, within the year;
  - Replace rotted siding, wall studs, sill plates
  - Replace basement windows & doors with new construction windows and doors, repair rough openings and add flashing.
  - Replace the roof with emphasis on flashing around the steeple
  - Weatherproof the steeple
  - Mold Remediation
  - Foam insulation (closed cell or batt with vapor barrier)
  - Consider replacing clapboards and add weather barrier

*...And Then Paint.....*















# Structure

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- Post and Beam – Average Condition
- If used as an Assembly Hall – To Meet Code
  - Entire first floor requires replacement to meet the loading and deflection conditions. Joists and Main Beams
  - The choir loft can be left as is as long as load/occupancy restrictions are put in place (ie. no pianos, dance parties, etc)



# Other Noted Issues

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- No interior vapor barrier
  - Due to no space conditioning
    - Mold Like Growth on Walls and in floor and interior cavities was observed
- Lead Paint may be present
- Asbestos may be present
- Lead pipes may be present

# Preliminary Estimates

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- Repair rot in walls, sill plate, siding, and roof
- Fire sprinklers/alarms and Egress
- HVAC
- ADA
- First Floor Structural Modifications



# Other Costs to Consider

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- Asbestos, Lead, Mold testing and remediation
- Flashing of large first floor windows recommended
- Tree removal and maintenance will be necessary



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# Thank You!

Questions?

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