



Concrete Protection & Restoration

The Greens Apartments

Facade & Balcony Rehabilitation

Problem

The exterior concrete surfaces of The Greens II at Leisure World in Silver Spring, Building 3 and 4, required repairs and improvements to increase durability of the building structure and to make it esthetically pleasing. These buildings were constructed in approximately 1986 and chloride-ion concentrations on building 3 are extremely high, which is believed to have been introduced into the original concrete mix during construction. The primary work consisted of the application of a mineral system to all exposed concrete surfaces including the concrete walls, ledges, balcony concrete slabs, soffits, and spandrels.

Location

Silver Spring, Maryland

Project Size

\$5,200,000.00

Owner

Stellar Management

Engineer

Tadger-Cohen-Edelson Associates, Inc.

Solution

- ◇ Full and partial depth repair of exposed concrete slabs, edges, parapet walls, and columns
- ◇ Install new penetrating silane primer and mineral coating to precast concrete facade
- ◇ Repair damaged brick and install new flashings where required
- ◇ Re-point deteriorated mortar joints in brick
- ◇ Install new control joints in brick and re-caulk existing joints
- ◇ Re-caulk window perimeters in brick and concrete façade areas
- ◇ Re-caulk balcony enclosures

Concrete Protection & Restoration
Saving the life of concrete!

2811 Lord Baltimore Drive
Baltimore, MD 21244

601 NE 44th Street
Oakland Park, FL 33334

www.concretecpr.com
Toll Free: 800-452-3137
E-mail: info@concretecpr.com

