Building,Facility Maintenance Contractor

" From Award to Completion

Training program

Introduction

Buildings and structures may appear to be static, inert objects. However, in reality they are dynamic – they "move", "breathe", age and deteriorate with the passage of time. Unfortunately, they are sometimes designed and built without sufficient provision to "move" and/or "breathe" – resulting in the development of stresses and cracks that can result in failures, subsequent moisture infiltration, energy loss and other problems. Failure to regularly inspect, maintain and repair the building envelope and structure will inevitably result in inadequate durability and a poor return against the original investment in the property

Understanding the mechanisms of failure in relation to the building process will enable us to design and construct durable buildings and structures. Increased durability will result in reduced maintenance costs and longer service life of buildings and structures. This program is designed to develop an increased awareness of the proper design and specification of materials and methods of construction to produce durable buildings and structures

Benefits

This program will teach participants current building design trends and durable building construction techniques through intense and interactive case studies and group discussions. Attendees will have the opportunity to learn first-hand proven methods for success in the repair and maintenance of buildings

Who Should attend?

This program will be of special interest and a major benefit to all those involved in the design, specification, construction and maintenance of buildings, including Building & Facility Owners and Managers, Government Agencies, Architects, Engineers and Contractors, as well as Specification Writers, Designers, Inspectors, Technicians, Technologists and Project Managers. The program will also be of interest to Contractors, Managers, Supervisors and Foremen

Outline

Day 1:

Vapour Barriers

- Air Barriers
- Vapour Barriers
- Thermal Separators
- Roofs
- Walls
- Windows

Mechanisms of Deterioration

- Thermal and Moisture Movement
- Wind Scour and its Effect on
- Roofing
- Wind Loads
- Solar Degradation
- Corrosion and Oxidation

Day 2

Building Envelope Inspection Procedures

- Review of Project Documents
- Determination of Maintenance
- History
- Visual Inspection
- Destructive Testing
- Water Penetration Testing
- Standard Reporting Procedures
- Follow-up Procedures

Day 3

Building Investigation Case Studies

- Air and Vapour Barriers
- Roofs
- Walls
- Windows

Building Repair Case Studies

- Air and Vapour Barriers
- Roofs
- Walls
- Windows

Day 4

Repair and Maintenance

- Writing Repair Specifications
- Tendering Projects
- Awarding Contracts
- Field Review
- Contract Administration
- Warranty Claims

Repair Case Studies

- Concrete Repairs
- Coatings
- Window Replacement
- Curtain Walls

Day 5

Preventative Maintenance

- Components of a Preventative Maintenance Program
- Modern Monitoring Methods
- Owner's Responsibilities

Inspection and Testing

- Codes
- Standards
- Quality Control