

BACKGROUND:

Arrowhead Point has two brick entrance monuments. One on Center Street and one on Wilson Street. Center Street is about 30 years old and Wilson is about 25 years old. Both need repair and maintenance due to poor design, some poor workmanship and poor landscape practices.

Excessive amounts of water have been sprayed on the brickwork in order to keep flowers and shrubs alive and attractive. However this water has resulted in excess salts building up on the brickwork and leaving a white scum that most likely will not come off completely. These hardwater salts are not part of the scope of this project. However there may come a time when the association may want to tackle this issue.

The immediate concern is the structural integrity of the monuments which is in jeopardy unless some design changes are made and repairs are made to brickwork. The original brick was made by a brick company in Canada that has gone out of business. The original bricks are known as “clinkers” and require expensive handling and firing techniques to create the dark, rough textured look of the brick.

Red common brick have been used to replace some spalled, failed brick.

SCOPE OF WORK

The current plan is to replace the flat brick planter capping, the flat wing walls and the arrowhead caps with precast, sloped units. The monument will then be able to shed water and have fewer entry points for freezing water. The sprinklers are in the process of being relocated by Bob's Sprinklers now.

We will salvage as much brick as possible when the brick caps are removed and save it for repairs. This saves the cost finding Clinker brick and the precast concrete caps units should be faster and easier to install.



Replace these 4 bricks with salvaged brick. Install 1 16"x32" wall cap on top of wing wall.



The planters have an 11 "wide brick cap around the perimeter. Remove the top row **only** from all of the planters and **salvage the good bricks.**

Use the salvaged bricks for repairs in other areas. Save and store any remaining salvaged bricks on a pallet behind the Center Street monument out of sight.



Remove top course of bricks from planters and salvage good brick for use in other areas with spalled or damaged brick.

Install precast coping cut from 12"x48" units.

See plan view for more dimensions



This arrowhead is from Wilson Street and is correctly mortared with a slope. However, the design is poor because the concrete cap does not overhang the brick column



This arrowhead is from Center Street and is poorly installed in just about every way. The mortar cap allows water to enter the brick column from the uncovered metallic cup and through the crack in the mortar cap. This allows freezing water to enter the brick column and split the brick joints

A pier cap similar to this cap is to be installed under the arrowheads to keep freezing water out of the brick column. The cap will be split in half with a cut-out for the metal cup surrounding the bottom of arrow head.

Take off 2 courses of brick to make room for the new pier cap design. Add back 1 course of brick with a $\frac{1}{2}$ inch overhang on all sides. Set the new pier cap and fill the cut-out with mortar. Slope the mortar to match the concrete pier cap

