

# VIRTUAL TECHNICAL MEETING: 23 July 2020



## Stucco Detailing for Buildings with Unique Geometry

Presented by  
Richard Mosco, AIA and Michelle Sandoval – WJE & Associates Inc.

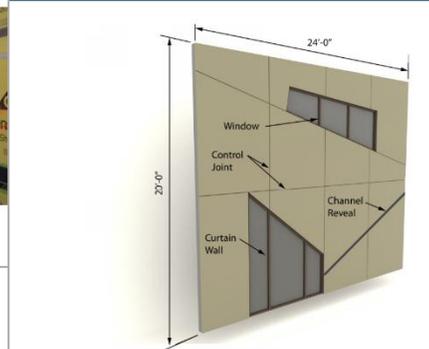


### Flashings

#### Window Heads



#### Unusual Geometry and its Effect on the Behavior of Water within the Drainage System



#### Channel Reveals



The IIBEC SoCal Chapter invites you to learn and network our inaugural [Virtual Technical Meeting](#). This program is designed to improve the knowledge base of consultants, contractors, and design professionals practicing in the roofing, waterproofing and building enclosure field. The seminar provides 1.0 AIA LU|HSW's and 1.0 IIBEC CEH's.

Portland Cement Plaster (stucco) supported by metal lath relies on a properly installed weather-resistive barrier and drainage plane, and properly installed through wall flashings to manage water and prevent moisture intrusion from occurring into the wall assembly and the building interior. The behavior of water within the drainage plane in stucco supported by metal lath is relatively predictable in most installations. However, unusual geometric features in building facades present unique challenges that often affect the performance of the building enclosure. These problematic features may include sloping walls as well as diagonally set fenestration, wall accessories, horizontal soffits, shelf conditions, and other projections.

The information presented, which is based on the authors' experience investigating these issues in real-world installations, will provide the participant an understanding of how unusual geometric features can affect the behavior of water within the stucco drainage plane, and will assist designers and builders in avoiding the potential for water intrusion in buildings due to inappropriate detailing.

The objectives of the presentation are:

1. Review the performance characteristics of detailing for stucco supported by metal lath.
2. Understand the behavior of water migration in the drainage plane for stucco supported by metal lath.
3. Learn how unique geometry can affect the behavior of water in the drainage plane.
4. Explore special detailing that can mitigate problems associated with uniquely configured stucco facades.



Richard Mosco has inspected over 2,500 structures for various organizations, including building owners, contractors, attorneys, real estate brokers, property management firms, and lenders. He has extensive experience in architectural and structural forensics, building enclosure commissioning, and building enclosure/roof consulting. Mr. Mosco has investigated numerous property types, including residential buildings, hotels, restaurants, industrial buildings, schools, medical facilities, retail complexes, and outdoor recreational sites. He has also served as an expert witness in numerous litigation cases and is well-versed in due diligence reports and disabled access compliance review.



Michelle Sandoval is involved with design and preparation of documents and specifications for numerous building components, including exterior envelope, roofing, waterproofing, and window systems, for both new construction and repair of existing buildings. She performs field testing for air and water penetration resistance, both in the context of new construction and in a forensic capacity, using ASTM test standards and AAMA voluntary guide specifications. Ms. Sandoval frequently acts as a consultant to architects, contractors, and owners in peer reviews of new roofing and waterproofing systems. Ms. Sandoval has experience with various building types, including medical centers, university facilities, high-rise hotels and residential towers, low-rise multi-unit residential complexes, and historic buildings.

***When:***

***Where:***

**Thursday July 23rd, 2020**

**Webinar Login Information**

**Presentation & Happy Hour: 5:00 p.m. – 6:00 p.m.**

**Emailed Directly to Attendee**

***Cost:***

***Registration:***

**Registration:**

**FREE - IIBEC Members  
FREE - Non-members**

**Online at: [www.socaliibec.org](http://www.socaliibec.org)**

*72-hour cancellation is requested  
for a full refund.*