

Vintage Canadian

Canadian Heritage Preservation, by Eric P. Jokinen; Lone Pine Publishing, Edmonton, Alberta, Canada; 1987; 156 pages; \$24.95, hardcover.



In *Heritage Preservation*, engineer Eric Jokinen provides an overview of the methods and materials needed to preserve the structural systems of historic buildings. Author Jokinen presents the material in such a way that non-technical readers such as conservationists, preservation officials, planning departments, owners, trustees, and contractors will understand—but in the process he does a disservice to his readers by keeping things too simple. For instance, several illustrations in Chapter 4 showing techniques such as built-in-place trussing and plywood web beams are unexplained in the text.

Similar short shrift is given to subjects such as investigation techniques, selective demolition, secondary effects of blasting, shoring options, slabjacking, "photogrammetry," and timber repair methods. Moreover, there isn't even one paragraph devoted to how loads and forces act in buildings.

What you will get from *Canadian Heritage Preservation* is a broad but shallow overview of the kind of engineering options available to solve a variety of real life problems, along with bare-bones examples. This may be enough for some readers, but much more could have been done with the subject.

—Paul Hanke

Victorian Catalog

Victorian Houses: A Treasury of Lesser Known Examples by Edmund J. Gillen, Jr. and Clay Lancaster, Dover Publications, New York, N.Y.; 1973; 123 pages; \$7.95, paperback.

Several years ago I worked briefly in a Minneapolis "blueprint mill" cranking out stock drawings for houses that had been "glorified" by the addition of off-the-shelf Victorian gingerbread and

detailing. Business was booming in the office, while it was dead slow elsewhere in the Twin Cities. It seems that the too-much-is-not-enough design philosophy of our Victorian ancestors retains its appeal today. I read a story recently about how a Virginia builder is doing a whole subdivision of neo-Victorian style houses. Our West Coast friends tell us of the considerable effort going into renovating some of the Bay Area's "painted ladies." And lately I've been approached to design a house in the "cottage" style.

Victorian Houses provides, as the title suggests, a wealth of Victorian examples presented through 116 black-and-white photographs and a brief introductory text. Almost all are from anonymous designers and builders, although a few specimens are taken from the likes of Andrew Jackson Downing and others. Most of the houses were found in New England. Styles represented range from sparse Yankee farmhouses such as the Ramsdell house in Woburn, Mass. to the full-blown eclectic gingerbread detailing of Charles Eastlake and the "Queen Anne" period. You'll get a feast of brackets, pointed Gothic windows, tracery, pattern shingling, and infinitely complex massing.

The authors have intended to "foster enjoyment of 19th century domestic structures," and they have done so, in addition to providing a valuable sourcebook. The only shortcoming is the lack of floorplans.

—Paul Hanke

Masonry Maintenance

Masonry: How To Care For Old and Historic Brick and Stone, by Mark London; Preservation Press/National Trust for Historic Preservation, Washington, D.C.; 1986; 208 pages; \$12.95, paperback.

A couple of years ago I prepared drawings and specs for the rehab of a marvelous old Italianate brick building in Waterbury, Vt. One of the first things we had to do was to research the care and feeding of old brick work. What an asset Mark London's book would have been then!

Masonry, as Montreal architect/planner London points out, is one of the most durable of building materials, but is vulnerable to poorly chosen cleaning and repointing methods. More damage, he says, can be done in one day of inappropriate (or unnecessary) cleaning than in a hundred years of natural weathering. And why, asks London, does an old building have to look new anyway?

In answering this and many other questions, London informs anyone responsible for the care of old or historic masonry buildings of the issues involved, care required, and state-of-the-art construction practices. He and the Preservation Press have achieved this goal—through clear technical writing, crisp photos, and drawings with informative captions. A better job would have been hard to do. In fact, I found this book so interesting that I would recommend it to anyone with an interest in the history of technology, our architectural heritage, geology, or how things are built.

I could probably end my review right here, but let me offer a brief synopsis of what you'll find compressed into 208 informative pages. London opens with an overview of who's who in the rehab field, and how to get the most from consultants (from architect to general contractor to mason), plus contracts, insurance, and setting priorities. Next he tackles the preservation of your building's unique character with examples ranging from Frank Lloyd Wright's Robie House to the Alamo and Atlanta's ornate Fox Theater. Some gem-like details are spotted throughout the photos.

Having laid this groundwork, London sets out general goals, beginning with the maxim that "the less changed, the better." This he supplements with reprints of U.S. Department of the Interior standards and guidelines. He then provides a thumbnail history of masonry technology in the U.S., including the physical and chemical properties of stone, historic "scove" kilns (built from the very bricks they fired), an introduction to geology (that helped me with my seven-year-old's schoolwork), and a discussion of why arches are used to span long distances.

From this point on, London gets into the technical nitty-gritty, without ever losing his readability. He addresses diagnostics, including several trouble-shooting charts, step-by-step inspection procedures, and down-to-earth advice such as reminding you to take a ladder along when you do a field survey. The pros and cons of several cleaning

Free & Cheap

Upgrading Walls and Ceilings: An eight-page brochure describes how to use U.S. Gypsum products and systems for wall and ceiling construction in single- and multi-family homes. The company also provides a pocket-sized field guide for framing crews and forepersons using the company's Separation Wall System in multi-housing developments. For a copy of either, write to U.S. Gypsum, Dept. 122-ZZ, 101 South Wacker Dr., Chicago, IL 60606.

The Brown Book: Although not exactly cheap, an invaluable resource for preservationists. Basically a collection of information: There's a glossary of preservationist terms, lists of books and periodicals, a directory of organizations, favorite preservationist quotes, and lots more. Costs \$17.95. Order from the Preservation Press, National Trust for Historic Preservation, 1785 Massachusetts Avenue, N.W., Washington, D.C. 20036.

Reroofing Experience: Free copies of *APA Case Histories: Reroofing with Structural Wood Panels*, "are now available. The 11-page brochure includes illustrations and before and after photos of several reroofing projects. For a copy send to the American Plywood Association, P.O. Box 11700, Tacoma, WA 98411.

Tile Design Guide: A 32-page booklet illustrating 150 ceramic mosaic patterns and borders is available to the trades. Pattern drawings in *Ceramic Borders & Patterns* are reproduced in black, white, and grey, and are accompanied by a key to indicate the percentage of color used in the pattern. Color photos of the pattern in actual installations show how the designs appear in a large space. For a free copy contact American Olean Tile, Lawnsdale, PA 19446; 215/855-1111.

Asbestos Removal Product Info: A six-page brochure describing the Grayling line of asbestos abatement products has been released. In addition to several variations of the Avail glovebag, used for removing asbestos from pipes, the brochure lists accessories necessary for this line of work. For a free copy, contact Grayling Industries, 1008 Branch Drive, Alpharetta, GA 30201; 800/635-1551 (404/751-9095 in Ga.)

Urban Rehabilitation: HUD USER has come out with *Housing Rehabilitation: Programs, Techniques, and Resources*, an illustrated resource guide. Written for local officials who plan and operate housing rehabilitation programs, lenders, builder/remodelers, architects, non-profit housing organizations, preservationists, and anyone else involved in urban rehabilitation efforts. Several sections explore both federal and local rehab approaches, including one on how technological innovation can help bring down the cost of rehabilitation. A list of organizations and other resources is included. For a copy, send \$5 to HUD USER, P.O. Box 6091, Rockville, MD 20850, or call 800/245-2691 for credit card orders.

Window Marketing Package: A brochure detailing Marvin Windows' Professional Remodelers Program is available. The program provides remodelers with marketing materials, including ad slicks, radio spots, corner samples, product literature, yellow page and direct mail programs, and advertising strategies. For a copy of the brochure call 800/346-5128 or write Marvin Windows, P.O. Box 100, Warroad, MN 56763. (The program itself costs \$29, and is available from Marvin Window dealers).

Inspection Equipment: A 32-page catalog from Professional Inspection Equipment offers an extensive variety of equipment to ensure a thorough and professional inspection. For a free copy, call 800/334-9291 or write to 153 Plainview Road, Woodbury, NY 11797.

Profitable Lighting: The National Lighting Bureau has released *Profiting from Lighting Modernization*. The 30-page publication discusses how lighting modernization can affect cost, efficiency, quality, and other factors. It also covers design considerations, system components and options, maintenance, and evaluating alternatives. The book costs \$5 when ordered directly from the National Lighting Bureau, 2101 L Street, N.W., Suite 300, Washington, D.C. 20037; 202/457-8437.

Radon Solution: A free technical bulletin is available on the use of E-Z vent heat recovery ventilator for radon removal. Des Champs' four-page bulletin *Res Tech 102* details instructions for the installer and combines data compiled by the U.S. EPA with information gained from the company's experience in radon mitigation. For a copy, write Des Champs Laboratories, P.O. Box 440, East Hanover, NJ 07936.

Remodeling Standards

Quality Standards for the Professional Remodeling Industry, by NAHB Remodelers Council; National Association of Home Builders, Washington, D.C.; 92 pages; \$12.50 (\$10 NAHB members) plus \$2.50 shipping.

Like beauty, "quality" may be in the eye of the beholder. It can also vary from situation to situation (for example, what's acceptable in a tract house wouldn't necessarily do for a \$500,000 custom house). Industrywide standards are hard to come by, and individual builders have generally relied on their own personal judgement. Conflicts may arise when your standards differ substantially from your clients'.

To address the need for reliable remodeling standards, NAHB has produced the *Quality Standards* manual. In the process they drew upon the HomeOwners Warranty program (HOW) and input from outside consultants.

Each section is organized around a description of the problem (for example, the ground has settled), a performance standard (settling shall not interfere with water drainage), a corrective measure and an explanation of unique factors pertinent to the situation. Eleven major categories cover sitework, foundations, wood floors, walls, roofs, plumbing and electrical, climate control, interior work, floor/finishes, and miscellaneous other topics. The shortcomings of this admirable effort are: 1) no illustrations, and 2) all the possible real-world problems that are not included in the 85-page text. Nonetheless, it's useful.

—Paul Hanke

techniques are treated next, which leads into the nuts-and-bolts of repointing (“a lot harder than it looks”) and repairing surfaces and building components such as cornices. Here you’ll learn causes of masonry decay (from leaks to acid rain), uses of water-repellent coatings, crack repair, and where to use a “Dutchman.” Such topics as the causes and cures of below- and above-grade moisture problems, dealing with tilting or bowed walls, chimney repair, and successfully matching the existing mortar are treated in-depth. Occasional resources and a reading list supplement the text.

As the book’s cover says, it’s “a complete primer”—and in my opinion, worth its weight in slate—now being quoted in my area at a mere \$400 per square.

—Paul Hanke