



FMW Renovation Update

August 11, 2019

The roaring of lions, the howling of wolves,
the raging of the stormy sea, and the destructive sword,
are portions of eternity too great for the eye of man.

— William Blake

Monday 🌤️

Blake did not list the endings of construction projects as portions of eternity, so we still have hope.

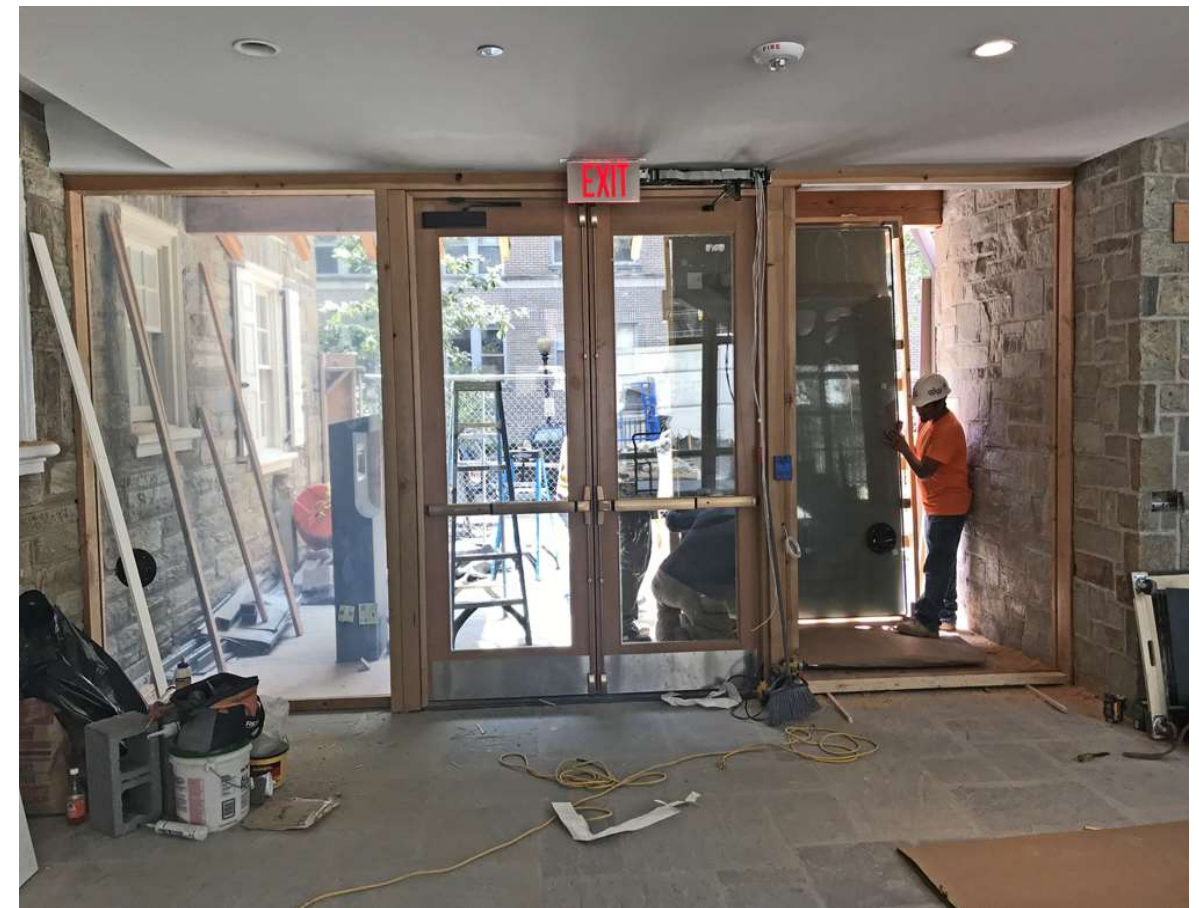
Another busy week, but perhaps the last one. The list of remaining tasks shrinks. Various final inspections are scheduled for next week. Steve, our project superintendent has begun work on his next project, but visits us regularly.

After so many months of wishing for dry weather, we now wish it would go away, because we need to assess and remedy a persistent leak along the south wall of the

new Storage Room. We need a cloudburst or two, perhaps a gully-washer or a deluge. A small monsoon would be helpful. Instead, we get drought.

Our use of other spaces — particularly the North Room and Assembly Room — depends on being able to relocate many things to the Storage Room.

In a long-awaited development, the carpenters install the massive sidelight windows that flank the entrances, front and rear.



Work continues on repairing the holes left by the removal of the Carriage House stairs and office walls.



Not to mention (but we do mention) patching and painting and installation of cable rail posts on top of the retaining wall and interior trim in corridors.



Tuesday 🌤️

The electricians continue working on reconfiguring the Carriage House west office and install the long-awaited (applies to most things at this point) rectangular pendant light in the new Carriage House Room.



Eight carpenters install trim, finish installing the sidelight windows and install the lock cylinder in the main entry door.

Freddy and Nnan mortise door jambs, hang drywall, and frame out the the new storage closet that will replace the bottom of the deleted Carriage House stairwell. Douglas and Tyrone continue cleaning up and remove the construction fence and scaffolding from the new main entrance.



Both levels of the Meeting House, Quaker House, and Carriage House are now fully wheelchair accessible from the street, although the elevator is not quite ready to carry us between the levels.

Two plasterers install the first layer of plaster in the recovering Carriage House west office.

A security system installer wires up door opening and access control hardware.



Three painters work on the Storage Room, the Reception Office, and the Parlor.

The missing balusters at the bottom of the Meeting House stairs are replaced.



The Schindler elevator installers come to adjust and inspect the work.

Wednesday 🌤️

Another busy day as eight carpenters install the long-awaited (sorry) maple window trim.

The two plasterers make considerable progress in the Carriage House west office.



Three electricians continue rewiring that office and also locate and repair a missing light in the new retaining wall.

Two ironworkers install more cable railing posts.

Two HVAC installers restore the registers to to the Meeting House Kitchen. The new system is now ready for balancing, which we hope will restore air conditioning to the Administrative Office.

They also reroute condensate lines in the new Carriage House storage closet.

Three painters put a final coat on the ground floor ceiling.

Manuel, Douglas and Freddy clean up the west garden upper and lower terraces.

The two Schindler installers complete their work and depart, declaring the elevator ready for inspection.

The security system installer installs more (but not all) of the access system.



A little rain, but not enough to test the Storage System for leaks.

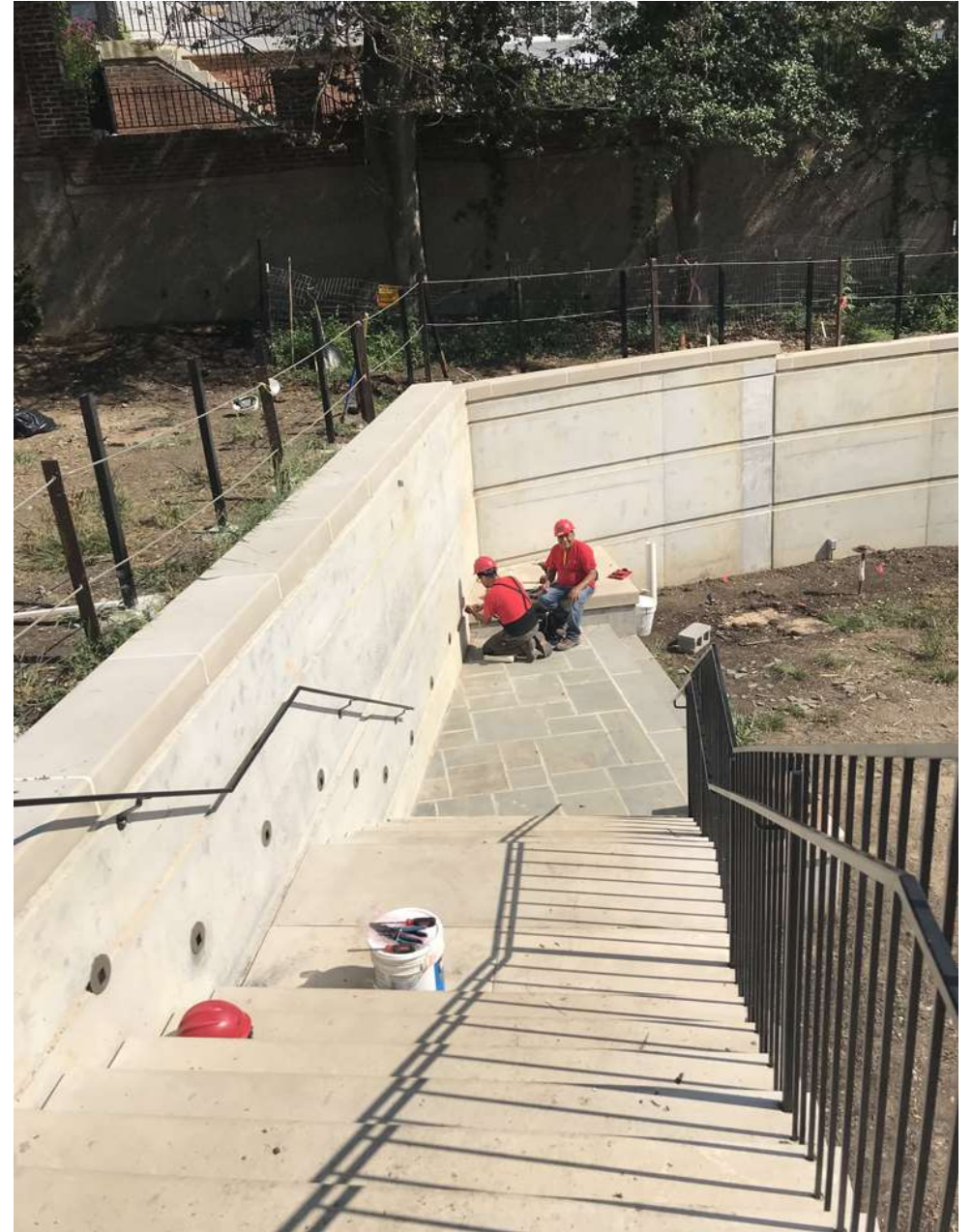
Thursday ☀️

The plasterers in the Carriage House west office apply finishing coats.



Richard and Evan, our two lead architects, make a first walkthrough of the finishing project to identify needed corrections. They decide, among other things, that the trim color on the stone and brick walls in the corridors and Lobby is a little too blazing white and needs to be repainted. The oak thresholds should be stained a darker shade, and some of them should be replaced with maple.

The electricians pour some water down a reluctant conduit and discover why they have not been able to feed wire through it. Thus enlightened, they install the last of the stair lights, which were, of course, long awaited.



The dirt floor of the new Carriage House storage closet is filled in with concrete.



The access system starts to look like something.



Friday 🌤️

Three carpenters mostly work on baseboard.

Four ironworkers install the long-awaited bronze railings on the garden stairs.



Three painters start to apply the new, more subdued trim color.

Two masons, having received a fresh load of stone, continue work on the upper level of the elevator shaft, but run out of stone again, somewhat short of the top.



Three electricians continue work in the new Carriage House Room and the Reception Office.

Douglas and Manuel continue site cleanup.

Freddy installs a toilet in the reoriented Assembly Room bathroom, which is now ready to return to service.



Ken discovers that the new cipher lock on the Reception Room door to the Lobby enables us to lock people in rather than out.

For the sake of appearances, temporary rough pine railings are added to the stairs.



They should be replaced by maple railings next week.

In the meantime, beware of splinters.

Looking Ahead

Here we are at last, still almost done.

If the elevator passes inspection, the renovated spaces should be ready for most uses by the end of the week.

Some new spaces appear ready for their close-up.



But as you look around there are definitely rough edges that need to be smoothed out.

The cable railing on the retaining wall is still a work in progress.

The stone on the elevator shaft is not quite there, and the floor under the Lobby stairs needs work because of a late change in plans, which also causes the sprinkler system to need a new sprinkler head under the stairs.

The phone access system installation is still in progress, and then we must figure out how it works.

The fire alarm system is working but is still talking only to the installer. It must pass inspection before we can tell it the number of the fire department.

The lawn irrigation system must be installed, preceded by some more plumbing and followed by the lawn and some landscaping.

The maple interior trim on the windows is a last step that is under way, but will take some time, because there is a lot of it.

Many small things need adjustment. The floor boxes in the new Carriage House Room stick up too high and the dimmer switches need more refinement.

The leak in the Storage Room will hinder our full use of the space until it is firmly fixed.

Various parts of the old wood flooring still need patching, especially in the revised Carriage House west office.

The Assembly Room cork floor is not properly installed and will require additional work.

A number of these things will be taken care of in the coming week. Others will continue sporadically until the contract is finally closed out.

It's not really over until the big party, of course. Stay tuned.