

**Maintaining, Renovating,  
Restoring and Preserving  
Historical Properties**

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 Facilities Management



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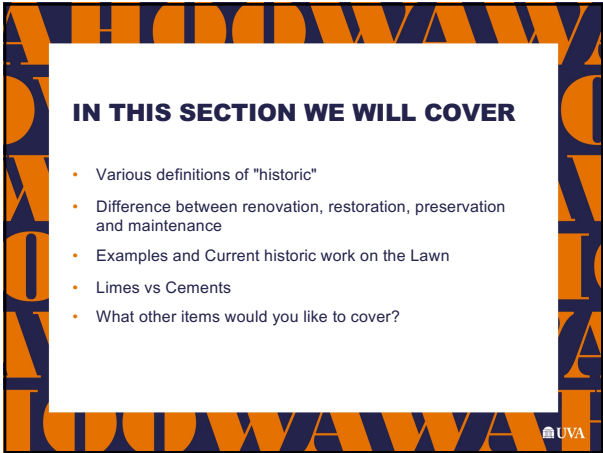
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**IN THIS SECTION WE WILL COVER**

- Various definitions of "historic"
- Difference between renovation, restoration, preservation and maintenance
- Examples and Current historic work on the Lawn
- Limes vs Cements
- What other items would you like to cover?





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**VARIOUS DEFINITIONS OF  
"HISTORIC"**

DEFINITION OF HISTORIC PROPERTY  
FROM SECRETARY OF THE  
INTERIOR STANDARDS

A district, site, building, structure or object significant  
in American history, architecture, engineering,  
archeology or culture at the national, State, or local  
level.



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UVA's "Historic" Structures



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**Evaluation Methodology**

One goal of the Historic Preservation Master Plan was to develop a ranking of historic structures and landscapes which lists them with respect to their importance to the University's historic development and character.

To establish the list, an approach was developed which allowed all of the resources to be judged in a consistent manner.

This required understanding how the building or landscape fit within the history of the University and included an interior and exterior survey of each building or landscape and an evaluation of the buildings or site's integrity.



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**Ranking**

Based on the information gathered, each building and landscape was assessed and assigned a preservation priority – a ranking identifying the resources level of importance in terms of the University's historic character. The priorities are divided into six groups:

- Fundamental to University history and present character, which applies exclusively to the Jefferson building and Grounds.
- Essential to University history and present character.
- Important to University history and present character.
- Contributing to University history and present character.
- Not Contributing to University history and present character.
- Significant outside the University context.



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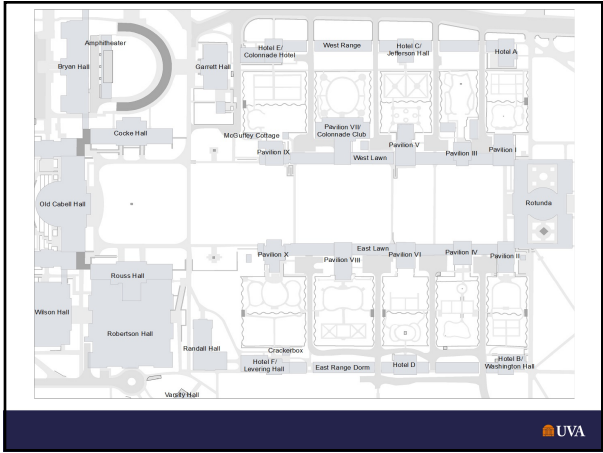
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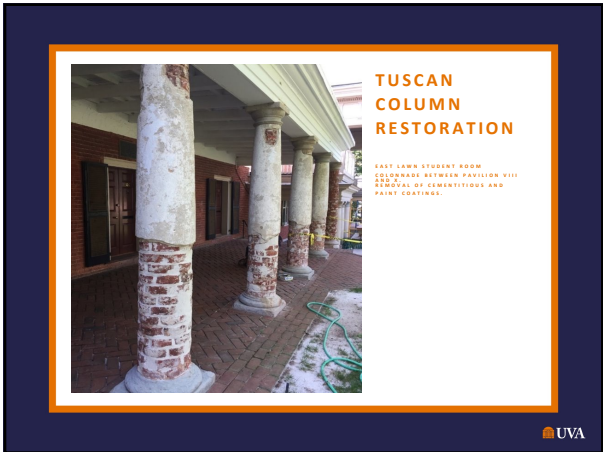
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**TUSCAN COLUMN RENOVATION**  
ORIGINAL WOOD - MOLDED BRICK

UVA

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**TUSCAN  
COLUMN  
RENOVATION**

ORIGINAL BRICK COLUMN  
CURRENT PAINTS HAVE BEEN  
COMPLETELY REMOVED

UVA

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**TUSCAN COLUMN RENOVATION**  
SANDSTONE BASE BEFORE REMOVAL OF PATCHING  
AND COATINGS

UVA

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**TUSCAN COLUMN RENOVATION**

TUSCAN SANDSTONE WAS USED TO REPAIR THE CRACKING AND WEAR FROM PAINTS.  
TUSCAN SANDSTONE WAS USED TO REPAIR THE CRACKING AND WEAR FROM PAINTS.



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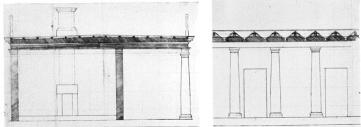
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VAH  
DOW  
AWA  
LOO  
AHC  
DWA

**Pavilion Roof & Railing**



**History**

AN IMPORTANT ASPECT OF THOMAS JEFFERSON'S DESIGN FOR THE ACADEMICAL VILLAGE IS THE INCLUSION OF THE COLONNADE CONNECTING THE TEN PAVILIONS ON EITHER SIDE OF THE LAWN, WHICH PROVIDES WEATHER PROTECTION TO THE WALKWAYS BENEATH. ORIGINALLY, THE COLONNADES WERE COVERED WITH WHAT JEFFERSON CALLED A "TERRAS ROOF" - AN INTRICATE SYSTEM OF TAPERED JOISTS AND SERRATED FRAMING TOPPED WITH A DECK AND RAILING THAT PROVIDED A WALKWAY BETWEEN THE SECOND FLOOR ENTRANCES TO THE PAVILIONS WHILE ALSO ACHIEVING THE DESIRED AESTHETIC EFFECT OF A FLAT ROOF ABOVE THE DORMITORIES.



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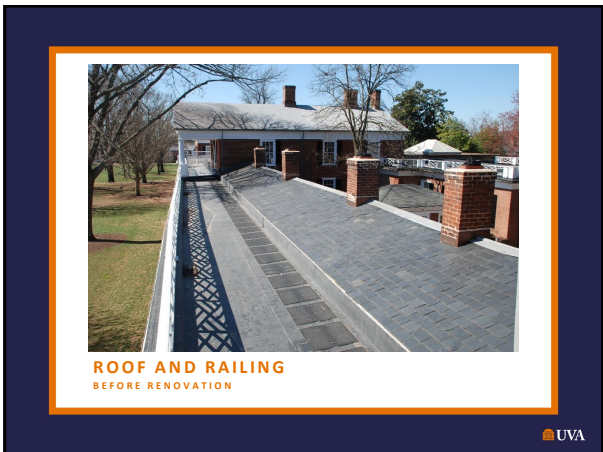
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**ROOF AND RAILING**

BEFORE RENOVATION



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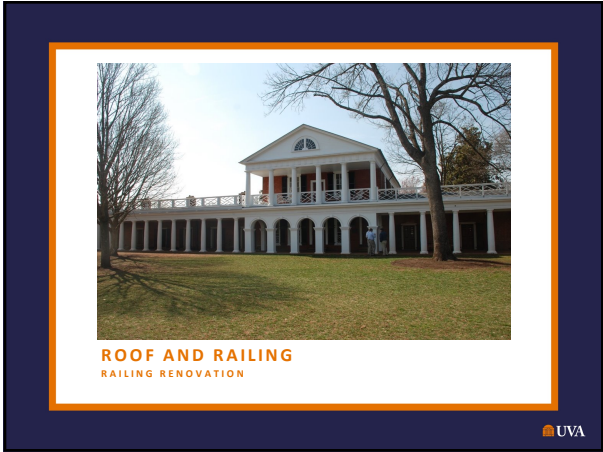
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**ROOF AND RAILING**  
BEFORE (TOP) AND AFTER (BOTTOM)

UVA

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**ROOF AND RAILING**  
COMPLETED ROOF AND RAILINGS

UVA

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**ROOF AND RAILING**  
TEAM MEMBERS INCLUDED STAFF FROM PROJECT SERVICES (CARPENTERS, MASONS, ...) AND FACILITIES PLANNING & CONSTRUCTION (HISTORIC PRESERVATION)

UVA

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**BUILDING WITH LIME**

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**History**

Limes have been used in buildings for a least 7000 years, since at least 5000 B.C. Evidence of remaining structures and ruins we know that the Romans developed lime technology around 2000 years ago. Achievements of medieval cathedrals and castles were dependent upon lime technology.



IT IS ESSENTIAL TO UNDERSTAND BUILDING LIMES FOR THE PROPER REPAIR AND HEALTH OF OUR HISTORIC STRUCTURES.



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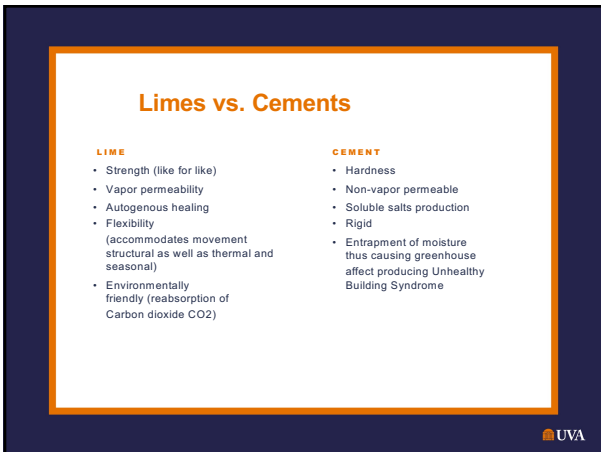
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**Limes vs. Cements**

**LIME**

- Strength (like for like)
- Vapor permeability
- Autogenous healing
- Flexibility (accommodates movement structural as well as thermal and seasonal)
- Environmentally friendly (reabsorption of Carbon dioxide CO<sub>2</sub>)

**CEMENT**

- Hardness
- Non-vapor permeable
- Soluble salts production
- Rigid
- Entrapment of moisture thus causing greenhouse affect producing Unhealthy Building Syndrome



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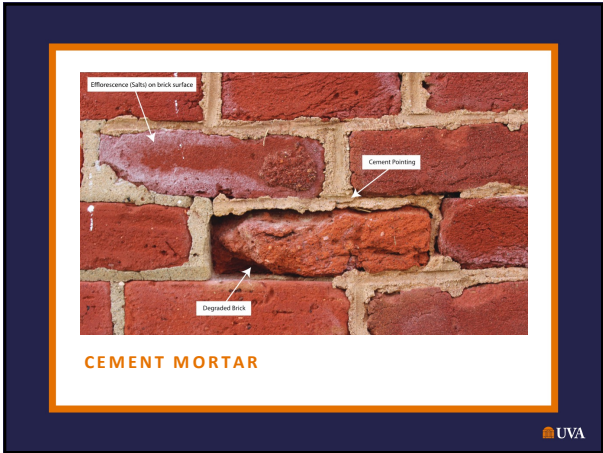
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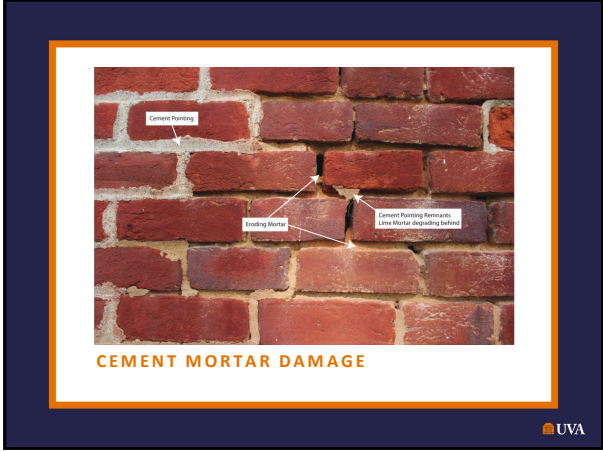
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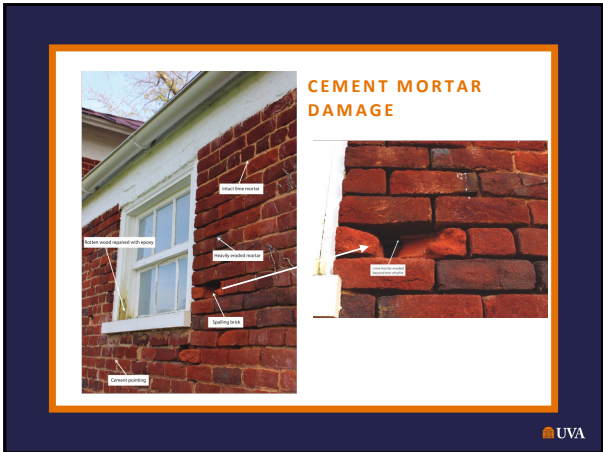
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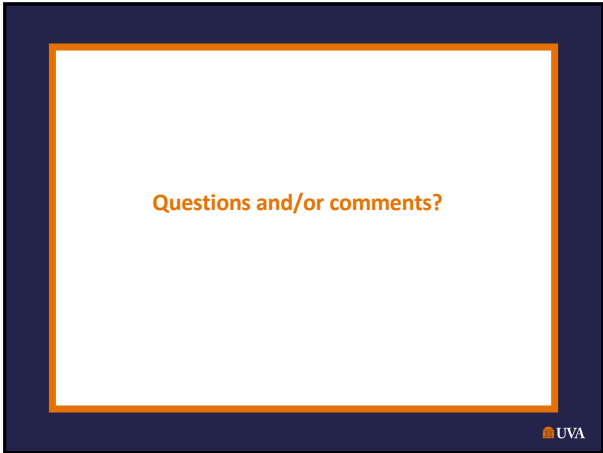
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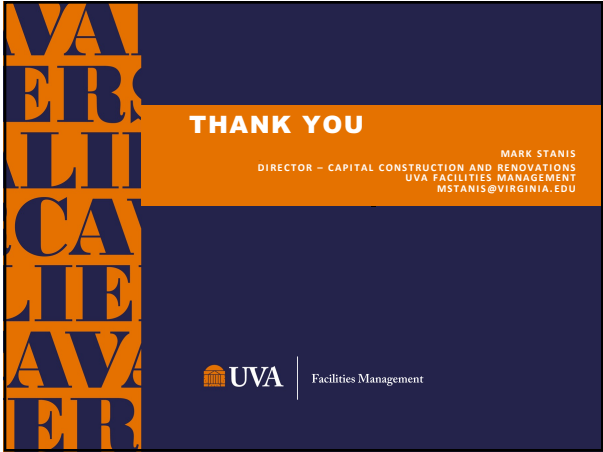
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