



## PROJECT PROFILE:

### Regatta Riverview Condominiums - Cambridge, MA

*Exterior sealant replacement for 24-story structure*

**Owner:** Barkan Management Company

**Architect:** Eisenburg Haven Architects LLC

The Regatta Riverview is a popular luxury condominium community in Cambridge. The 24-story structure was originally built in 1998 as rental units, and converted to condos starting in 2005.

#### THE CHALLENGE:

Over the years, the building sealants had deteriorated and were causing leakage into the building in heavy rains, so the owner engaged Eisenburg Haven Arch to design a repair strategy and Alpha Weatherproofing to complete the repairs that includes replacing the sealants on the window perimeters, vertical expansion joints, and the horizontal precast to precast joints. The major challenge of this project was gaining access to the 24-story building's confined and irregular-shaped roof.

#### THE ALPHA SOLUTION:

Alpha Weatherproofing had custom-designed rigging beams fabricated that could be attached to the structural steel roof members in the mechanical penthouse. Using a combination of custom beams and large box beams, the team rigged the building for access to work areas.

The team successfully completed the scope of sealant work, and installed a "double-joint" system for horizontal and vertical precast panel joints, to provide an additional level of protection for the building in heavy weather events

Working high above each elevation, the team successfully managed their safety, as well as the safety of public pedestrian traffic below. They erected a sidewalk brow that provided protection to the public as well as a landing pad for the swing-staging. At project completion, the custom rigging beams were left behind for use in future projects.

