



# FABCON WORK 2 EXISTING MAKES CONCRETE BUILDING INSPECTIONS EASY

We assess, survey, modify and repair all types of concrete buildings. If you're not sure what your project needs or what options are available, Fabcon can help.

Concrete buildings are engineered to perform over the long haul. Things are bound to happen; severe weather and run-ins with heavy equipment are all but guaranteed. Thankfully, Fabcon Work 2 Existing can address structural and cosmetic issues before they turn into something far worse, minimizing or even erasing visible signs of damage.

## IT STARTS WITH AN INSPECTION

Our inspections include both the inside and outside walls of the building. We check for cracks, the condition of the caulking and for any other visible damage. We also inspect for drainage issues. The inside is inspected for leaks at the top of the wall and for cracks where the floor and walls meet.

Once the inspection is completed a report is generated identifying areas of concern. The report also includes maintenance and repair recommendations. A proposal for completing the recommended work is sent separately.

The Fabcon Work 2 Existing team is capable of inspecting and performing repair work not only on structural precast, but on site-cast and Concrete Masonry (CMU), as well. If it's made of concrete, we can repair it.

## WHY DO YOU NEED AN INSPECTION?

- Identify the overall condition of your building
- Recognize problem areas such as poor drainage or leaks from the roof
- Help budget annual maintenance costs
- Note any damage or structural concerns
- Increase life cycle performance of your building

Our engineers, project managers, and field personnel have been working with structural precast panels and site-cast buildings for over 20 years, making them the best at what they do. Our expertise makes us the most cost-effective choice for your project.

## SCHEDULE YOUR BUILDING INSPECTION

[W2E@FABCONPRECAST.COM](mailto:W2E@FABCONPRECAST.COM)  
[FABCONW2E.COM](http://FABCONW2E.COM) | (952) 882-7255

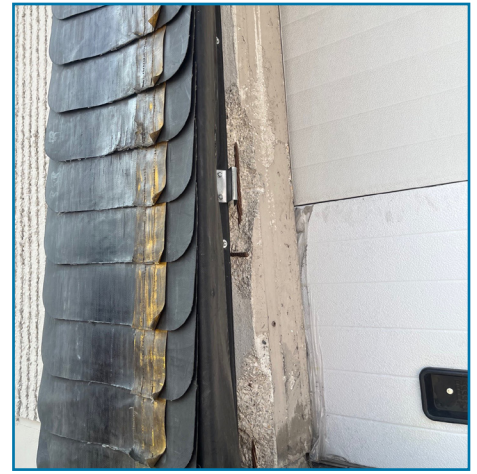




**Caulking failure:** This occurs when caulking has reached its lifespan, approximately 10 years. Left unattended moisture and air enter into a building causing additional damage.



**Efflorescence:** When there is a high presence of moisture, crystallized residue can form on the outside of the buildings. Left unattended, this can cause deterioration of the concrete.



**Wear and Tear:** Commercial buildings are exposed to abuse during normal operations. Left unattended, this damage can cause structural and safety concerns.



**Impact Damage:** Many times, buildings are damaged due to vehicles impact. Most of the time this type of damage is not structural and can be easily repaired.



**Structural Movement:** Building panels can move in some cases. During our inspections we attempt to determine the cause, then present repair solutions.



**Interior caulk joint and cracked concrete:** When panels move caulking joints and weld plates may fail. When this occurs the weld plates and caulking joints require repair.



**Staining:** This indicates that water has leaked into the building. Water can cause damage to the panels and to other material on the inside of the building.



**Poor drainage:** Poor drainage leads to major issues such as cracked walls, failed caulking joints, mold, heaving concrete, and foundation problems.



**Cracks:** Most cracks are superficial and will not cause structural problems. This is an inherent part of concrete construction. However, some cracks are much worse and require repair.