



ANSWERS YOU NEED. WHEN YOU NEED THEM.

PARKING STRUCTURE ASSESSMENT AND RESTORATION SERVICES

Parking structures carry the important responsibility of safely accommodating vehicles and their operators while being regularly exposed to harsh loading and weather conditions throughout their life spans. The extreme conditions these structures are exposed to accelerate the aging process, and more often than not, maintenance of these structures is deferred or neglected. Our investigative engineers have extensive knowledge of the various methods used to design and build these structures, as well as the proven strategies to effectively maintain and restore them as they age.

CONDITION ASSESSMENT SERVICES

A condition assessment typically consists of a walk-through visual survey of the various components that comprise the parking structure. Items of concern such as general deterioration, cracks, leaks, corrosion, joint sealant failure, deferred maintenance, and structural distress are documented on each level throughout the structure. In some cases, invasive evaluation and materials testing may also be included. The collected information is presented in a written report, which summarizes the overall condition of the structure, identifies deficiencies, prioritizes repairs, and includes representative photographs and an opinion of probable costs for the needed repairs.

PREVENTATIVE MAINTENANCE SERVICES

All parking structures should undergo regular preventative maintenance in order to extend the life of the structure and minimize long-term repair costs. Maintenance strategies typically include regular cleaning and wash down programs, crack and joint repairs, and the application of protective coatings and sealers. Based on the results of the condition assessment, our experts can work with your team to develop a maintenance program tailored to a structure's unique conditions, materials, and location.

RESTORATION SERVICES

Over the life cycle of a typical parking structure, repeated vehicle loads and nature's forces contribute to the progressive deterioration of the structure. Problems that are left unattended can require extensive restoration programs for correction. Our engineers are well-versed at working with our clients to understand their budget and prioritize and develop cost-effective and long-term repair solutions to address the unique challenges these structures face. American Structurepoint has developed repair documents for many types of parking structures, including cast-in-place post-tensioned, precast-prestressed, and cast-in-place reinforced concrete structures.

MATERIAL TESTING SERVICES

In some cases, materials testing is needed in order to obtain specific information and better evaluate potential material problems that are not possible with only a visual inspection. We partner with qualified laboratory companies to test and closely examine materials in order to make the proper judgements and offer economically appropriate recommendations.



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