

NAYLOR & BREEN BUILDERS, INC.



Renovations to Erastus Thayer House Brandon, Vermont



This project consisted of the complete renovation of an historic wood frame 9-unit affordable housing apartment building; exterior renovations included siding and trim repair and replacement, painting, storm windows, roof repair, porch removal and repair, limited site work; interior renovations included all new carpet and VCT, selective wall and ceiling repair and replacement, new kitchens, new bathrooms, lead abatement, one new handicap unit, and plumbing, heating, and electrical upgrade and replacement. This project required adherence to Secretary of Interior's Standards & Guidelines for Preservation. One unit was required to meet all ADA requirements for handicap accessibility. Complete ornate exterior detailing was rebuilt from photographs to match original trim.

This project required two sets of construction schedules: an overall construction schedule for the 4 phases of the project as well as a separate 2-unit individual phase schedule detailing subcontractors' work progression.

The photo above was taken in February 2012. Naylor & Breen, as construction manager, is gearing up to start renovations on this building again, almost 20 years later, in the spring/summer of 2012.

**Project: Renovations to Erastus
Thayer House
Brandon, Vermont**
**Owner: Amy Johnston
Erastus Thayer Housing
Ltd. Partnership, Burlington, VT
(802) 863-8424**
**Architect: Tom Warner
Brooks & Carey Architects
(802) 658-0261**
Completion Date: April 1995