

PROJECT PROFILE **LENFEST HALL, MERCERSBURG ACADEMY**

22 AUGUST 2007

CLIENT Morgan Lewis & Bockius, LLP / Mercersburg Academy

LOCATION Mercersburg, Pennsylvania, USA

DESCRIPTION In 1991 and 1992 the Mercersburg Academy constructed Lenfest Hall, a new library building on its campus in Mercersburg, Pennsylvania. The building is a steel-framed building with stone-faced masonry exterior walls, steep slate roofs with triangular dormer windows, and a narrow, rectangular section of ballasted, rubber membrane roof at the top. Mechanical equipment on this upper roof is screened by parapet walls. The upper roof is accessible through a roof hatch.



Lenfest Hall

Even before construction was completed, the Academy began to experience water infiltration into the interior of the building. The Architect and the Contractor performed investigations and remedial work in unsuccessful attempts to stop the leaks.

The Academy, through its counsel Morgan, Lewis & Bockius, retained WHEATLEY along with David V. Schubert, AIA, to investigate the causes of the water infiltration, to assess responsibility for the cause, to design the remediation and evaluate the cost of remediation, and to manage and supervise the performance of the remedial work. WHEATLEY and Schubert found causes of leaks in the roofing systems, flashing systems, roof gutters, and window systems. Remediation has been performed to eliminate causes of the leaks that were found. Additional investigation will take place over a period of time and additional remediation will be performed if additional leaks make themselves known.

WHEATLEY has prepared Expert Reports for use by Counsel in a litigation effort to recover the cost of the repair work from the original design architect, the contractor and other parties responsible for the causes of the leaks, has participated in a two mediation attempts, and will provide expert testimony at trial if the matter proceeds to trial.

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