



# Beta Summer 2025 Project Report:

*August-September: FINAL Scraped & Painted, Inspected and Detected*

## Links to all previous reports and photographic inspections

This document: [08-09\\_Aug\\_Sept\\_Prep-Paint\\_FINAL Report.pdf](#)

[02\\_2025\\_Exterior11x17\\_HouseWalls.pdf](#)

[03\\_Mar\\_21-24\\_Bath\\_BackRam.pdf](#)

[04\\_April\\_ChapWall-BackRam.pdf](#)

[05\\_May\\_T1\\_Drainage\\_PineRoomRot.pdf](#)

[05\\_May19-22\\_InspectionReport\\_UPDATED](#)

[02-03-04-05\\_Narrative\\_Reports.pdf](#)

[06-07\\_June\\_July\\_ProjectReport.pdf](#)

[Beta\\_RedList\\_LeakLocations\\_2025](#)

## House Association Website

The Beta Eta Chapter House Association was established by Alumni in 1904 to build and maintain the Chapter House. Repairs and improvement projects are funded by donations to the Building Fund

<http://mainebeta.org/> Support the Building Fund Here:



Beta Eta Chapter House Association

P.O. Box 1052, 125 Forest Avenue, Portland Maine 04104-1052

## Visit the chapter on Instagram

[https://www.instagram.com/beta\\_maine/](https://www.instagram.com/beta_maine/)



903\_BetaRushSign\_2857.PNG

Photo by Zach Ribiero



901\_SGW\_EndOfDay.png

Second story painted.



[00\\_830-3\\_HancockSide\\_New\\_vs\\_Old.MOV](#)

First story scraped and painted. Props to the undergrad scrape and paint volunteers for their hard work!



922\_NEW\_ViewFromWells\_2891.JPG — (Small areas have been done since photo.)



Painted top and bottom!

922\_ViewFromHancock\_2893.JPG

## Alumni Work Weekend Scrape & Paint Team

Aug 8-9



Alumni paint volunteers in left photo, from left: Ben Whitney (in foreground), Justin Vincent, Dan Chadbourne, Danny Pham, event organizer Andrew DeFillip, House Association President.

Right photo: Dan Francis and Mark Haskell hit the ladders for some paint action!

## Undergrads Scrape & Paint Team

Aug. 27–Sept. 1



[00\\_828\\_PaintScrapingTeam\\_2787.MOV](#)

### Beta 2nd story paint-scraping team

From left: Seniors Jonah Harper, Luke Gordon, and Zach Ribiero, with Fast Eddie Stevens, bucket lift driver in foreground.

Not pictured: Nate Bell, also a bucket lift driver and chainsaw operator, who helped with tree trimming.

### BUILDING FUND PROJECT SUMMARY 2003–2018

The Association started the renovation process in 2002 with an engineering inspection, study, and report of the condition and systems of the house to determine the order of need, and order of magnitude.

#### Highlights of the big projects:

2003 ▪ steel beams, steel posts, back ram foundation mortar & ram windows	\$23K
2005 ▪ Fire code & prep for kitchen	\$6K
2006 ▪ Renovation and structural repair of the kitchen	\$80K
2007 ▪ Fire doors, emergency lights, security system	\$17K
2008 ▪ Main bathroom & showers	\$60K
2010 ▪ Upgrade third-floor stairs for fire code residency	\$16K
2012 ▪ Gas boilers	\$30K
2014 ▪ Porches and roofs and connecting deck completed	\$104,000
2015 ▪ New room windows (51 windows) Smoke detector heads replaced	\$20K, \$1,285
2016 ▪ New roof "lifetime" shingles, ice & water shield 6' coverage at eaves and valleys .032 gauge aluminum cladding at soffit overhang remove chimneys	\$37,940 \$6,400 \$4,000
2017 ▪ New LVT flooring living room Misc plumbing	\$4,917 \$789
2018 ▪ New Security system control panel Electrical repairs including panel room to code, add break-out panel to laundry room; light units in Pine Room: plumbing in cellar mold remediation in cellar	\$1,183 \$9,492 \$2188 \$1,600

## Status of back corner August 30.



First story walls and trim painted by the actives. Kitchen pot sink at left of ladder has serious leak situation to be further investigated.



There are various leak situations around the exhaust hood flashing and window at the kitchen pot sink.



This back corner presents the worst of the shingles. The underlying "tarpaper" building wrap is in tatters and the shingles are not much better!

This may be the area to start with, being the worst and facing North.

Replacement of wall wrap and siding may include consideration of cedar shingles or polymer panels.



## Dining Room Repairs AO Sept. 22

Many thanks to Matt Thornton BH 1566 and his construction team for repairing the Dining Room wall and finishing the missing shingles installation in the Stained Glass Window corner.

Facebook

<https://www.facebook.com/people/Thornton-Homes/100063819112281/>

Linked-in

<https://www.linkedin.com/in/mathew-thornton-8196501b>

Instagram:

<https://www.instagram.com/thorntonhomesllc>

To the Active Chapter:

Thank you to all volunteers involved in this project, and thank you Brother President Luke Gordon for getting the french drain stone finished and for leading a great Beta Eta team!

\_kai\_ Ed Stevens BH 1115