



Branford House University of Connecticut

Avery Point Campus
Groton, CT

Structural Stabilization / Window Replacement



The Branford House is a turn of the century mansion constructed of steel frame set in masonry walls with stone veneer. Structural deterioration was discovered during an interior restoration project.

The University of Connecticut retained the services of **Martin A. Benassi, AIA - Architect LLC** to investigate and report on the extent of structural deterioration and method of repair.

In conjunction with the structural repair, the decision was made to replace all of the existing windows with a more energy efficient aluminum unit, carefully matching the original window profile based on photographic research.

Interior finishes such as plaster work and finish carpentry were required in relationship to the window and structural repairs. Miscellaneous exterior repairs included repointing and sealant work.

Scope of Work included:

- Window replacement
- Structural repairs
- Interior finishes and plaster restoration
- Sealant
- Masonry repointing

