

Christine R. Zimmer | Senior Associate



EDUCATION

- University of Illinois at Urbana-Champaign
 - Bachelor of Science, Architectural Studies, 1998
 - Master of Architecture, Structures Option, 2000

PRACTICE AREAS

- EIFS and Stucco Systems
- Prepurchase Surveys
- Leakage Investigation
- Litigation Consulting
- Facade Assessment
- Repair and Rehabilitation Design
- Water Penetration Testing
- Curtain Wall Systems

REGISTRATIONS

- Architect in OR and WA

PROFESSIONAL AFFILIATIONS

- American Architectural Manufacturers Association
- American Institute of Architects
- Association for Preservation Technology International
- Building Owners and Managers Association

CONTACT

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EXPERIENCE

Christine Zimmer has comprehensive experience in investigation, repair design, and peer review of building envelope systems, including the design, installation, and performance characteristics of a variety of building assemblies and materials. Since joining WJE in 2000, she has conducted investigations on numerous historic and contemporary structures. Ms. Zimmer's work involves condition assessment and evaluation of assembly or material failures followed by the development of repair recommendations. Her expertise also includes field observation during construction or repair involving cladding systems, roofing systems, and window and curtainwall systems, and materials such as sealants and coatings, masonry, and wood.

Ms. Zimmer performs investigations of fire and water-damaged structures and has investigated the performance and failure of windows, waterproofing, concrete, wood, EIFS, fiber cement siding, stucco, and contemporary residential and commercial cladding systems. She performs assessments, investigations, and testing of a variety of fenestration products on behalf of building owners, contractors, and product manufacturers. Ms. Zimmer also provides support services for construction defect litigation.

REPRESENTATIVE PROJECTS

EIFS and Stucco Systems

- King County Housing Authority - WA: Condition surveys and investigations for three stucco clad apartment buildings and repair documents for one stucco clad apartment building
- Chemeketa Community College - Woodburn, OR: Condition survey and investigation of stucco cladding and interior tile

Prepurchase Surveys

- Smith Tower - Seattle, WA: Prepurchase survey of terra cotta and bronze clad wood windows
- Equinox Apartments - Seattle, WA: Prepurchase survey of building envelope

Litigation Consulting

- Numerous Apartment and Condominium Complexes in OR and WA: Construction defect investigation and documentation predominantly for windows and cladding systems
- Arbor Station Townhomes - Beaverton, OR: Investigation of building envelope construction defect claims, mediation support, and repair recommendations

Facade Assessment

- Seattle Housing Authority - WA: Condition surveys, investigations, and repair documents for three brick masonry apartment buildings
- Maynard Building - Seattle, WA: Emergency condition survey and investigation of brick masonry and stone facade
- Building 1124 at Naval Base Kitsap - Bremerton, WA: Shotcrete facade and storefront window water intrusion investigation, window leakage spray testing, and repair recommendations

Repair and Rehabilitation Design

- Washington State Legislative Building - Olympia: Field inspection and construction documents
- Group Health Building - Everett, WA: Recladding, using fiber cement rainscreen, window replacement, and deck waterproofing repairs
- Safeco Field - Seattle, WA: Field inspection of sealant joints and construction documents

Water Penetration Testing

- Building 1101 at Naval Base Kitsap - Bangor, WA: Water intrusion investigation, window leakage spray testing, and repair recommendations
- Court Plaza Building - Juneau, AK: Water intrusion investigation and window leakage spray testing
- PUC Building - Salem, OR: Storefront window leakage spray testing, EIFS cladding investigation, and repair recommendations