

Removing Mold and Paint in Old San Juan, Puerto Rico

Restoration contractors selectively remove mold and multi-layered paint from wood and clay brick substrates in condemned, 17th Century historic building.



A three-hundred year old building in Old San Juan, Puerto Rico burned badly from a fire. As a result the building was condemned for months. During that time, mold and fungi grew from water used to extinguish the fire, especially in the lower floors, ceilings and basement. Historic Conservation officials and project architects searched for a technology that could selectively remove the mold, paint and other contaminants without causing additional damage to the brick, original wood floors and ceiling joists. They also had concerns about the location of building and close proximity of it to the public.

Sponge-Jet, a dry, low dust cleaning process was selected to restore the building. Gentle Green Sponge Media™ was used in areas requiring mold and fungus removal, while mildly abrasive, Silver 320 Sponge Media abrasive was used in areas requiring paint removal. The desired characteristics were:

■ **Selective Removal** - Damage to the brick and wood was prohibited. Sponge Media, a composite of different size abrasive grits and sponge material, was a perfect solution to remove the mold and paint without further harm to the substrates.

■ **Dust Suppression** - The liability of migrating airborne contaminants to nearby buildings and the public were a large concern. Selecting pliant, porous Sponge Media abrasive, meant lowering rebound and harmful airborne contaminants by up to 99.9% compared to other technologies.



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to learn more about the
Sponge Blasting System

Inspectors approved the mold remediation and paint removal. The contractor cleaned 745 m² (8,000 f²) of the building within schedule. No containment problems were reported and waste, compared to other abrasive cleaning technologies, was reduced by recycling Sponge Media abrasives six to eight times.