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Photo credit: Benjamin Benschneider Photography.
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This page: Auburn High School Modernization and Reconstruction project by Performance Contracting.
What an incredible past few months this has been since my last letter. I find myself facing my final year as President of this esteemed organization, the Northwest Wall and Ceiling Bureau. This is a role I would never have imagined taking on. It is truly an honor to be able to serve our industry in this manner. Please note that the NWCB Board of Directors make this job so much easier. These are your representatives, and you have chosen them wisely. It is the staff and these directors who deserve all the credit for the changes and improvements in your Bureau. I pray that in time your involvement will produce a strong and long term benefit for you and for your businesses. I would like to take this opportunity to thank each and every NWCB member for your support and encouragement this past year and, in advance, for the coming year. It is you who make up the Northwest Wall and Ceiling Bureau, and we are here to serve you and the needs of your companies.

We recently returned from one of the best NWCB Conventions in some time at the Lowes Coronado Bay Resort in San Diego. Those who attended seemed to have had a great time and gave us many positive comments. We had more exhibitors than recent years, informative presenters, a new mobile app with several uses for convention attendees, some fun social events, and more free time. I even got to go fishing. What an awesome experience.

The Lowes Coronado staff went above and beyond in welcoming our strongest Canadian supporter Neal Pollock, his lovely wife Leslie, and their “kids” Chika and Copper, two beautiful Shiba Inu dogs, with a personalized sign at the hotel entry on their arrival.

If you attended the convention, please make sure to thank personally the staff who worked so hard to put this successful convention together. May 4-6, 2017, we will be doing it again in Coeur d’Alene, ID. Save the date, and start planning now to attend. You will be glad you did.

Thank you for all of your encouraging words following the President’s speech at the final banquet. It is really interesting what you can learn at one of our conventions, isn’t it? I have to admit that I am somewhat uncomfortable with public speaking. As I walked up to the podium, I was praying all the way for peace as my stomach churned. Note: Prayer works.

At the recent NWCB Golf tournament in Oregon, I was blessed to spend the day playing golf with three great gentlemen: two competitors both of whom I highly respect, Steve Rux of LP Company and Brent Fulbright from Cascade Acoustics. Ed Charles, whom I consider not only a friend, but also a valuable mentor, filled out our foursome. Sorry Mark, but I was having way too much fun to let you cut in.

By the time you are reading this letter, we should have or be very close to hiring our new Assistant Technical Rep. We have interviewed several outstanding, qualified applicants and the decision process for the selection (hiring) Committee was difficult. The number of interested, and experienced candidates bodes well for the future of the Bureau. We also have added Eric Eschbach as a new board member replacing Randy Zonnefeld, who has selflessly served this Bureau as a board member for 15 plus years. Thanks to both Randy and Eric for their service to our Industry.

On a more personal note, Kim and I had two of our four children graduate from College this spring. Our daughter Paula, graduated from Oregon State with a major in Kinesiology, and our son Timothy from Vanderbilt Law School. Our youngest son John is leaving for Oregon State this fall. Our eldest, David, is a U of Oregon Grad. That gives us a Duck, two Beavers, and a Commodore—an interesting combination.

This has led to a fair number of air miles and some great food. If you ever get a chance to visit Nashville (home of Vanderbilt U) and like fried chicken, I recommend you try Hattie B’s. Their food is delicious. Four levels of heat in their Fried Chicken, Southern (Mild), Medium (Hot Enough), Hot (as you would expect needs plenty of liquid chasers) and “Shut the Cluck Up” (it comes with warnings and we had nobody brave enough to try it in our group). It’s no five star restaurant but has awesome tasting food. Do expect to wait in line for a while though.

Along with some issues at the association level and several CBAs up for negotiation, this has been a very interesting few months. I am confident all will be worked out in order to keep our Associations and your Bureau strong and effective Industry leaders for years to come.

Thanks again for everything you do to support our Industry.

Neil O’Connor
President of NWCB
Western Partitions, Inc.
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Spring brings many extraordinary things. One of these is graduation; graduation from preschool, high school and college. My son graduated from college this year, and I’m very excited for him and everyone else that graduated. This marks a new beginning. Their careers will begin; they might meet the love of their lives, and many of the memories of school and their old friends will fade away. Their significant others and the few friends they are able to keep close will become an extremely important part of their lives. They will be pulled in so many different directions that I hope they will be able to find balance in their lives. I wish all our graduates happiness, success and a life filled with supportive families and great friends.

Spring also brings the Northwest Wall and Ceiling Convention and Trade Show. This year’s convention was at the Loews Coronado Bay Resort, San Diego California, April 28-30. It was a fantastic event, packed with educational seminars, an industry tradeshow, guest speakers, enjoyable social events and much more. The location, accommodations and service were outstanding. At the opening session we recognized our Project of the Year winners and were inspired by our brilliant keynote speaker Bob Prosen. I would like to extend a special thanks to our sponsors and exhibitors for their continued support, which makes this 66-year convention tradition possible. I look forward to seeing everyone at next year’s convention, slated for May 4-6, 2017, at the Coeur d’Alene Resort & Spa, in Coeur d’Alene, Idaho.

One of the key elements to the success of the NWCB is the participation of our members. It is this continued support from our members that will keep us at the leading edge of our industry. Please continue to participate in chapter meetings, social events, seminars and the convention. In addition, consider getting involved in a committee or volunteer to assist at an event. The growth, health and continued success of the NWCB greatly depend on the efforts of our members.

The NWCB Education Taskforce is currently assembling the slate of seminars and chapter meetings for the 2016-2017 season. The seminars will provide an educational forum along with the opportunity for architects to earn AIA Continuing Education Learning Units. The chapter meetings will provide educational information together with networking opportunities. The Taskforce will also be selecting seminars for the 2017 Convention and Trade Show in Coeur d’Alene Idaho. Please watch for the upcoming announcements and meeting information.

We will also be hosting a number of industry social events which will be taking place this fall and winter. Please, once again, support Toys for Tots at our Holiday Open House on December 8. These events provide an excellent opportunity to support our community, spend time with people in the industry and celebrate with your colleagues. Keep your eyes open for additional information and visit us at www.nwcb.org. We are looking forward to seeing you!

All the best,

Mark Eisenmann, Executive Director
Northwest Wall and Ceiling Bureau
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NPCN-7312L &
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Tool Nose Attachments &
Poly/Metal Washers

For more information: www.jaaco.com
Kent Gypsum has joined forces with Foundation Building Materials (FBM). While the company name will eventually change to FBM, the same employees and management team will continue to serve customers, with the exception of Jon Horner, one of the owners of Kent Gypsum, who retired in May.

Over the past 40 years, Kent Gypsum has been a leading building materials supplier in the Pacific Northwest. They operate out of 4 locations in the greater Washington State area supplying drywall, accessory products, insulation and steel with a fleet of 26 specialty delivery vehicles. With the addition of Kent Gypsum, FBM will now be operating 98 branches in 18 states with approximately 2000 employees.

For more information, contact Matthew Klein, General Manager – Northwest Region, at 253.722.1234 or go to http://www.fbmsales.com.

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CWallA Building Materials Company, with branches located throughout the Northwest, is now a distributor of CertainTeed acoustical ceiling systems. CWallA carries CertainTeed’s complete line of ceiling tiles, grid, perimeter trim and accessories in stock and ready to ship. CWallA is a preferred distributor of SCAFCO and is a full service distributor of products for the steel framing, ceiling tile, and gypsum industries. For more information contact Travis Toepfer at 541.554.6501, or e-mail: TravisToepfer@CWallA.com.

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Steve Mork, owner of Creative Design Concepts, is pleased to announce that Dave Hill is joining the Mork team. Creative Design is a manufacturer’s representative group with offices in Seattle and Portland. Dave will work in the entire region, along with Steve Mork, Hans Mork, and Bryan Ninneman (Portland). You can reach Dave by emailing Dave@mork.com.

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Northwest Partitions, Inc. (NWP) moved its corporate office and warehouse to Woodinville, WA, on August 1, 2016. The new office is approximately thirty miles north of its previous location in Kent, WA.

For NWP, a premier union wall and ceiling contractor, the new location means improved client service, cutting-edge office environment and room for growth.

“We are excited to be back on the Eastside after a nine-year hiatus. This is where our roots are and a prime location for attracting new Estimators and Project Managers as we grow our team,” said James Kahler, NWP’s Vice President.

Please note NWP’s new contact info: 20006 144th Ave NE, Woodinville, WA 98072. Phone 425.375.2500 and fax: 425.375.2540

Established in 1982, Northwest Partitions, Inc. (NWP) is a full service union commercial wall and ceiling contractor specializing in metal stud framing, insulation, and drywall applications throughout Western Washington. For more information about NWP, visit http://www.nwpart.com or call 425.375.2500.
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*Steel Stud*
Northwest Wall and Ceiling Industry Meets in San Diego

Tiina Freeman, CAE

The 2016 Northwest Wall and Ceiling Industries Annual Convention and Trade Show were held April 28-30 at the Loews Coronado Bay Resort & Spa in San Diego.

This year’s event got underway with an industry golf tournament Thursday morning, followed by the opening session with a powerful keynote presentation by Bob Prosen, CEO of the Prosen Center for Business Success: “The Five Attributes of Highly Profitable Companies – Learn the Secret Formula for Long Term Success.” The Outstanding Project of the Year Awards, celebrating the best workmanship of the wall and ceiling industry, were given out during the second half of the opening session.

Thursday night was left open for attendees to enjoy dinner out with their industry colleagues and customers. An open evening is something that attendees have been requesting, and this change in the convention schedule was well received. Watch for it again next year and get your dinner and entertainment plans in place!

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Friday kicked off with breakfast in the exhibit hall, where vendors were showing their latest products, tools and systems. Our panel of judges went to work immediately to zero in on the best booth of this year’s show. While several booths offered stiff competition, Hilti won the “Best Booth 2016” award for their colorful, informative and interactive display. Congratulations to the Hilti team!

Energized by the exhibit breakfast and networking, the delegates shifted to learning mode and enjoyed educational seminars on topics ranging from business management to liability for construction defects and high-performance air barriers. In the afternoon, the contractors, dealers and labor organizations held their caucus meetings, discussing specific questions and challenges to their respective industry segments. The evening wrapped up in a fun manufacturer- and dealer-sponsored party, featuring casual dining and lively entertainment by Surftones on a beautiful terrace overlooking the resort’s marina.

The NWCB annual membership meeting was held bright and early Saturday morning. The annual meeting is the place to learn about what the association has been working on for the membership and to give your input to the leadership. Next, the convention delegates had one more chance to browse through the exhibit hall during breakfast before heading over to more seminars. Saturday’s education topics included communication and networking, technology trends and critical fire-test information for contractors.

Saturday afternoon provided the attendees a little free time to explore the area or just relax at the fabulous resort. The evening’s reception and closing banquet brought the attendees together one more time for networking, fine dining and the closing program, including the presentation of the Industry Person of the Year Award. Jim Taylor with Mehrer Drywall was selected to receive this award. Jim is a longtime volunteer leader in our industry, who has served on the board of directors and also as NWCB president. He has also been an active member of the NW Contractors Association for many years. Congratulations to Jim!

Another highly anticipated award was also announced Saturday night – the People’s Choice Award. This new award was established to give recognition, above all, to one of the Outstanding Project of the Year recipients. The winner was chosen by the convention attendees, and the voting took place through the convention mobile app during the event. The winning project was the Center for Airline Excellence Customer Experience Center by Expert Drywall, Inc.

Planning is already underway for next year’s convention to be held May 4-6 in Coeur d’Alene, Idaho. It is not too early to start planning your participation in what is promising to be a well-attended convention in the Northwest, a little closer to home for many of our delegates. Please mark your calendar and visit our website www.nwcb.org for the latest information on the convention plans!
2016 CONVENTION EXHIBITORS

Amerimix
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Award Metals
BASF
BlazeFrame Industries
Carpenters Appr. Training Trust of Washington
CertainTeed Ceilings
CTS Cement
CWallA
Demand Products, Inc.
Dryvit Systems, Inc.
F-Sorb & Snap-Trak
Fry Reglet Corporation
FTINW / IUPAT
GC Products, Inc.
DensElement Barrier System from Georgia-Pacific
Grabber Construction Products
Hamilton Drywall Products
Hilti
Intercorp
Jaaco Corporation Nail Pro
Karras Photography
Momementive Performance Materials Inc.
Mork & Associates
Nathan Kimmel Company, LLC
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R-Stud/Sage Manufacturing LLC
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Spec Mix
Steeler Construction Supply
Sto Corp.
Stockton Products
USG Building Systems
VaproShield
Walls & Ceilings Magazine

continued on next page
PEOPLE’S CHOICE AWARD

Ryan Miller from Expert Drywall Inc. receives the People’s Choice Award.
(l to r): Mark Eisemann, Executive Director of NWCB; Ryan Miller; Kyle Young, NWCB Director; and Neil O’Connor, President of NWCB.

INDUSTRY PERSON OF THE YEAR

Congratulations to the 2016 Industry Person of the Year, Jim Taylor, of Mehrer Drywall Inc.
In the photo with Jim is his wife, Laura Taylor.

BEST BOOTH

Hilti took home the 2016 Best Booth Award.
(l to r): John Moodie from Hilti, NWCB Executive Director Mark Eisenmann, and Sam Dean and Grant Olson from Hilti.
Congratulations to the Hilti team!
Industry to Convene in Coeur d’Alene in 2017

Tiina Freeman, CAE

The 2017 Northwest Wall and Ceiling Industries convention will be held at the Coeur d’Alene Resort, in beautiful Coeur d’Alene Idaho, about 45 minutes east of Spokane. Mark your calendar now and plan to attend this event May 4-6. Coeur d’Alene has been a big draw, and our largest conventions have been held there. Since our last event, the resort has been completely remodeled and a large lakeside event center has been built at the golf course.

Situated in downtown Coeur d’Alene, the resort features several restaurants and shops, ranging from fine to casual dining, with many more options for dining and shopping just steps from the resort. A short drive or a fun boat ride away is the world renowned golf course with its signature floating green. A couple of secluded wine cellars house what is one of the largest and most eclectic collections of wines in the country. A world-class spa stands by ready to pamper the guests with signature treatments featuring the elements of nature. Walking, hiking, biking and boating are only a few of your options for outdoor activities. Simply put, there is something for everyone in Coeur d’Alene!

Plans are underway to put together a fantastic Northwest convention. We are excited to be at a venue that is very accessible for many of our members. It is a scenic drive over the Cascades or a quick flight to Spokane and a shuttle ride to the resort’s front door. As always, the convention is family friendly, and spouses and children are welcome at all the events. Please visit our website and for updates on next year’s event and start planning your trip to Coeur d’Alene!

Guestrooms
You can now reserve your guestroom for the 2017 convention. Call 800.688.5253 and mention you are with the Northwest Wall and Ceiling Group. Reserve early to ensure you get your desired room type!

The group rates are as follows:
- Lake Tower $189
- Park Tower $159
- North Wing $139
(The resort fee has been waived.)
In our Wall and Ceiling Industry, a significant portion of innovative ideas and processes have, historically, had their origins here on the West Coast, in the Northwest, and in this Bureau in particular. The Northwest has before it an opportunity to drive innovation again.

Recently a fellow NWCB member shared some frustrations with current market conditions and stated that he wanted to be able to run his business how the owners before him were able to run their businesses. Truthfully, margins were better then, in large part due to the better quality of construction documents, jobs being run smoother, less potential litigation and virtually all commercial construction being performed by signatory contractors. There were also fewer companies (especially non-signatory companies) competing for the work. The actual percentage of market share for Signatory Contractors has continually declined since the 70’s, leaving those of us who are committed to the Organized Labor model to compete for an ever shrinking piece of the pie. If we, as contractors, concentrate only on taking a larger share of that shrinking piece from others in our signatory industry, this trend will continue. The last company out, be sure to shut off the lights. Both Labor and Management together must commit to stop running a “Prevent Defense” and then develop and implement an offensive battle plan to take back and grow our market share.

In May, our family had the pleasure of attending the commencement ceremony at Vanderbilt University Law School for the graduates of the Doctorate of Jurisprudence Degree, Class of 2016.

The commencement speaker, Professor J.B. Ruhl, had some very profound comments that are applicable not only to Vanderbilt Law School Grads, but to our Wall and Ceiling Industry as well. So much so, that I requested and have been graciously granted by Professor Ruhl permission to use any or all of it as desired. Excerpts below are noted in orange.

Professor Ruhl’s comments immediately challenged the graduates to start thinking about a future much different than the one many had imagined just three years earlier going into Law School.

“So, it’s standard on this occasion to urge the graduates to go out and change the world, make it a better place. But the world of the legal profession is changing like never before, with or without you. And the law itself is changing at unprecedented pace to keep up with technological, social, economic, and environmental upheaval. So you have no choice! You can’t sit still. The question is, what will you do about it? The first piece of advice I have is, don’t panic. This is a good thing. You are entering the legal profession at the most dynamic time in the past century of its development.”

Our Wall and Ceiling Industry is not the only industry going through change which at times seems to be at an exponential and extremely uncomfortable rate. As much as these new Law School Graduates are embarking on a new career, we have a significant number of “Next Generation” Owners and Managers coming on board, who will face a significantly different world and business model than those whose places they are taking.

Actually law and being in signatory contracting as careers and industries have far more in common than you might think. Both are established on the concept that there needs to be rules to live and operate by. Both are, in theory, about providing protection to less powerful groups and individuals from abuse by those more powerful so as to provide a level playing field, equal rights and the same rules for all. Laws and Rules are in place to benefit the group (citizens and industry). Why is that important you might ask? When you really consider the alternative, the answer becomes quite obvious. Without laws and someone to enforce them, society would be in anarchy with no protections for anyone. For example, just look to the Middle East. In our business, once the rules become less enforceable, so does the accountability to live by them, and you end up with a range of operating modes from those who live and operate by tightly defined rules paying wages, taxes, and providing needed benefits for their employees to those who abuse employees, cheat them out of wages and misclassify them to avoid paying the taxes due. Every sport from little league to the NFL, including MMA, has rules to protect the participants and provide a level playing field. Why should we allow our industry to be decimated by those who don’t obey the rules and sometimes violate actual Laws?
“But this is what’s exciting about the timing of your entry into the profession. It was hard for anyone in my generation to motivate change. Jumping in as an agent of change in my law firm would have gotten me a kick out the door! For you, it will open doors. What I can say is that as Vanderbilt Law grads, you are among the best our nation’s legal education system has to offer to get this profession to its New Normal. On good footing, embracing its evolution, and with a renewed sense of its obligations to clients and society.”

“As Will Rodgers once quipped: “Even if you are on the right track, you will get run over if you just stand there. Bill Gates once famously observed: “We always overestimate the change that will occur in the next two years and underestimate the change that will occur in the next ten. Don’t let yourself be lulled into inaction”, he urged.” Professor Ruhl said, “I can’t give you any better advice than that.”

Here in the Northwest, we have not only some of the best and brightest people but also tools that other areas don’t have such as your Bureau. With these, we can make our industry stronger and have a better “New Normal.” We need to either be agents of a new change or we will get run over by the change that has been gnawing away at our market share for decades with little resistance from us. Now, the time is ripe for a “New Normal.” We cannot afford to continue to stand by while rules and Laws are violated. It is time for both Management and Labor (all four of our major Unions) to take on a leadership role – to stop relying on the way things have always been done. Come together, embrace these challenges as new opportunities instead of obstacles, think outside the box and be “Agents of Change.” This may require changing of some rules and laws but also a resolve to make sure that everyone plays by the rules.

We have just finished negotiating a new series of Collective Bargaining Agreements that truthfully will do very little to help us to regain market share. What these CBA’s have done is buy us some time to work together to develop new plans and new systems that can actually grow our industry’s market share. If we work to grow our Industry, there will be opportunity for growth for all. Better margins, wages and benefits will come with a larger market share. When competing for a larger piece of a larger pie, there will be more to go around. We cannot turn time back, but we can make a better future. Inaction cannot any longer be considered acceptable.

Thank you, Professor Ruhl, for your inspirational and insightful words.”
NW WALL & CEILING BUREAU’S

Outstanding Project of the Year Awards

Auburn High School project by Performance Contracting, Inc.

Gonzaga University Center project by Western Partitions, Inc.
NW WALL & CEILING BUREAU’S
Outstanding Project of the Year Awards

Alaska
EXTERIOR - COMMERCIAL

Wall & Ceiling Contractor
Bradshaw & Associates Inc.

Suppliers
Alaska Industrial Hardware, Inc.
Polar Supply Company
Salway Services, LLC.

Oregon
INTERIOR - RESIDENTIAL

Wall & Ceiling Contractor
Western Partitions, Inc.

Suppliers
L&W Supply
Spears Construction Supply

Manufacturers
Hamilton Drywall Products
SCAFCO Steel Stud Company
USG Building Systems

Oregon
EXTERIOR - COMMERCIAL

Wall & Ceiling Contractor
Western Partitions, Inc.

Suppliers
Service Partners
Western Materials, Inc.

Manufacturers
Clark Dietrich/Vinyl Corp.
Fry Reglet Corporation
Sto Corp.

Oregon
INTERIOR - COMMERCIAL

Wall & Ceiling Contractor
Boora Architects

Suppliers
GTS Interior Supply

Manufacturers
Armstrong World Industries
Creative Design Concepts/Mork Associates
Hamilton Drywall Products
SCAFCO Steel Stud Company

Oregon State University Learning Innovation Center

University of Oregon Student Recreation Center

Photo Credit: Phil Young
Oregon
SUSPENDED CEILING - COMMERCIAL

Portland Community College Rock Creek Building 5 Addition

Wall & Ceiling Contractor
Performance Contracting, Inc.

Architectural Firm
Opus Architecture

Supplier
GTS Interior Supply

Manufacturer
Armstrong World Industries

Oregon
LIGHT-GAUGE STEEL FRAMING - COMMERCIAL

Oregon State University Learning Innovation Center

Wall & Ceiling Contractor
Western Partitions, Inc.

Architectural Firm
Boora Architects

Manufacturer
SCAFCO Steel Stud Company

Oregon
EXTERIOR RENOVATION - COMMERCIAL

Tigard City Hall Exterior Wrap

Wall & Ceiling Contractor
Applied Restoration, Inc.

Architectural Firm
LRS Architects Inc.

Suppliers
L&W Supply
Salmon Bay Sand & Gravel

Manufacturers
Dryvit Systems, Inc.
Georgia-Pacific

Oregon
INTERIOR RENOVATION - COMMERCIAL

Lane Community College Class Building

Wall & Ceiling Contractor
The Harver Company

Architectural Firm
Pivot Architecture

Suppliers
Building Specialties, Inc.
GTS Interior Supply
Knez Building Materials Co.
VALHALLA Construction Products

Manufacturers
BASF Wall Systems
CertainTeed Gypsum
HILTI
Rockfon
SCAFCO Steel Stud Company
USG Building Systems
People’s Choice Award

Oregon
INTERIOR RESTORATION - COMMERCIAL

Oregon State University Strand AG Hall Renovation
Wall & Ceiling Contractor: Western Partitions, Inc.
Architectural Firm: Hennebery Eddy Architects, Inc.
Suppliers: Building Specialties, Inc.
GTS Interior Supply
Manufacturers: Armstrong World Industries
CEMCO
USG Building Systems

Washington
INTERIOR - COMMERCIAL

Center for Airline Excellence Customer Experience Center
Wall & Ceiling Contractor: Expert Drywall, Inc.
Architectural Firm: TEAGUE
Suppliers: L&W Supply
Manufacturers: CEMCO
USG Building Systems

Oregon
EXTERIOR PANELIZATION

12th & Clay
Wall & Ceiling Contractor: Billings and Cronn Co.
Architectural Firm: SERA Architects
Suppliers: GTS Interior Supply
Knez Building Materials Co.
Spears Construction Supply
Manufacturers: Clark Dietrich/Vinyl Corp.
Georgia Pacific
Grabber Construction Products

Washington
EXTERIOR - COMMERCIAL

Marriott Residence Inn University District
Wall & Ceiling Contractor: Applied Restoration, Inc.
Architectural Firm: Johnson Braund, Inc.
Suppliers: L&W Supply
Salmon Bay Sand & Gravel
Manufacturer: Dryvit Systems, Inc.
Washington
SUSPENDED CEILING - COMMERCIAL

Auburn High School Modernization and Reconstruction
Wall & Ceiling Contractor
Performance Contracting, Inc.
Architectural Firm
NAC Architecture

Suppliers
GTS Interior Supply
The Supply Guy

Manufacturers
Armstrong World Industries
HILTI
Rulon International

Washington
LIGHT-GAUGE STEEL FRAMING - COMMERCIAL

Center for Airline Excellence Customer Experience Center
Wall & Ceiling Contractor
Expert Drywall, Inc.
Architectural Firm
TEAGUE

Supplier
L&W Supply

Manufacturers
CEMCO
USG Building Systems

Washington
RENOVATION/RESTORATION - COMMERCIAL

Allen Institute for Brain Science
Wall & Ceiling Contractor
Performance Contracting, Inc.
Architectural Firm
Perkins+Will

Suppliers
GTS Interior Supply
Salmon Bay Sand & Gravel

Manufacturers
CertainTeed Gypsum
GC Products Inc
SCAFCO Steel Stud Company
USG Building Systems

Washington
EXTERIOR PANELIZATION

Block 45
Wall & Ceiling Contractor
Western Partitions, Inc.
Architectural Firm
NBBJ

Supplier
Drywall Distributors, Inc.

Manufacturers
Georgia-Pacific
HILTI
SCAFCO Steel Stud Company
of the Year Awards

Eastern Washington
INTERIOR - COMMERCIAL

Gonzaga University Center
Wall & Ceiling Contractor
Western Partitions, Inc.

Suppliers
GTS Interior Supply
L&W Supply

Architectural Firm
Opsis Architecture

Manufacturers
Hamilton Drywall Products
SCAFCO Steel Stud Company
USG Building Systems

Photo Credit: Rajah Bose/Gonzaga University

Lane Community College Class Building project by The Harver Company.
Wallboard Surfaces, Flat or Smooth

Terry Kastner

It used to be that countertops had back splashes, cabinets had trim strips and moldings were light enough to shape to the wall surfaces. Now it seems that designers on upscale condominium projects have a tendency to specify heavy granite countertops, cabinets and other accessories that have that “clean, crisp-hard edge look” without any forgiveness for the drywall surfaces. How flat should your drywall surface be and is there any validity to the complaints about that slight gap between drywall and accessory?

Although there should be a smooth transition from taping joints and trim accessories to adjacent drywall surfaces, the surface of the drywall will not be perfectly flat. Layering of the taping compounds to the recess and butt joints and for the installation of trim pieces will result in “buildups” to the drywall surfaces, which are unavoidable and inherent to the process.

This buildup is most noticeable when heavy base trims or countertops interface with tape on corner trims. The application of the cornerbead and joint compound will have a tendency to form a “buildup” at the corner. Feathering the compound, a minimum of 8 to 10 inches from the nose of the bead assists in blending the surfaces, but to expect the surfaces to be perfectly flat is unrealistic. A small gap is typical when the base or trim is a heavy or inflexible material and/or when no trim is provided with countertop installations. The resulting gap between drywall and fixture is typically filled with a paintable caulk and painted to match either the wall surface or trim. These gaps should not be filled with joint compound, which could have a tendency to crack over time.

In addition to the buildup of joint compounds at trim pieces and joints, devices attached to the framing members behind the drywall will also result in uneven surfaces. We typically see this occur when 16-gauge flat stock is applied to framing members for handrail backing in stairwells. Although 16-gauge backing is not typically used for backing in living spaces, heavy-gauge backing plates are being used on pre-assembled electrical devices and are a clear source of humping in the wallboard surfaces. Depending on the manufacturer, these electrical devices generally consist of a heavy-gauge flat-stock backing plate attached over the framing members. Electrical outlets or boxes, also constructed of heavy gauge material, are then installed onto the backing plates.

The combination of the heavy gauge flat stock mounting plate and the heavy gauge electrical outlet and any protruding screw heads used to attach these devices will result in a significant hump in the wallboard surface.

It is unreasonable to expect or anticipate that the wallboard applicator or finisher can in some manner eliminate this hump condition that is clearly a result of the installation of a standard pre-assembled electrical device attached over the framing members. Although the use of these preassembled devices is claimed to greatly reduce labor costs for the electrical contractor and man days on the project schedule, they are a bane to the finish industry. At some point an electrical manufacturer will produce a backing plate that takes into consideration the buildup of heavy gauge materials and forms the backing plate such that the electrical outlet does not extend beyond the plane of the drywall, but until that time, the utilization of these pre-assembled devices will continue to adversely affect the drywall finishes as well as the finishes that follow.

—Terry Kastner is technical consultant for Northwest Wall and Ceiling Bureau.
Critical Layout and BIM

Layout in the field has traditionally been controlled by the GC or the Mechanical trade; yet the carpenter is responsible for maintaining an accuracy of 1/8 inch per ASTM C 840, typically specified within 092000 Contract Specifications. It stands to reason that a major cost has always been borne on the shoulders of the carpenter trade to make certain that the final finish surface is aligned, plumb and straight regardless of all other trade responsibility. It is a wonder that digital layout has taken so long to develop accuracies with suitable tolerances that the finish framing and drywall contractor can rely on. After testing different total stations four years ago, it became clear to me and my previous employer that most stations were more adapted to establishing point locations for Concrete, Steel and MEP but not for walls. Now wall layout is more prevalent, and the hardware/software combinations are offered by most major providers including suppliers most trades are already ordering supplies from.

Hilti, Sokkia, Trimble, Topcon, GTP, Leica, Nikon, Spectra Precision, and many other companies offer similar hardware (or software/hardware partnerships) and, in some cases, only customizing the software package and plastic housing. The standard functions to ask about and consider are:

- Compatibility and import/export process of software to industry standard coordination software, including the use of a handheld, tablet or laptop with the station.
- How does the layout points convert to a model being used for coordination?
- Adding and subtracting points or issues on the fly in the field.
- 2D and 3D conversion and visualization.
- Line of sight, radio and laser pointing.
- Cost – upfront, rent or lease options
- Maintenance, damaged parts and replacement options

continued on next page
When interviewing, testing and reviewing some of the leading total stations, three consistent requirements became clear when it comes to using a total station for wall layout:

1. A lightweight layout stand with three legs (not a pole or pole with two legs) is necessary with a self-plumbing prism and an up-and-down pointer.

2. The prism must be positioned on an XY positioning arm on the stand that allows for 1/32- to 1/16-inch accuracy.

3. Before beginning layout on any project at any time, a minimum of three control points must be established and verified and be the bases of layout for “every” trade contractor on the project.

General contractors will often start a project with an offset control line or point intersecting at many or even every structural gridline. What specialists who are called out to the site to resolve control mishaps find is that different trades are often not using the same exact control. While the controls may be varied against each other, the chances of latency increase exponentially when verifying different points from individual control lines, especially if taken from different ends of the building.

Station providers may not agree or admit my findings or the findings of the many foremen I interviewed, trained and worked with, but they will agree that setup and accurate control is paramount, quality training is critical, and with both one and two, the field and, ultimately, a single layout person can mark upwards of 500-700 or more points a day depending on layout preparation. This can represent 175-200 walls with doors and windows a day. Most stations and handheld devices also offer some method of digital referencing and documentation so that the field layout personnel can see their position live on the layout screen, track which points have been completed, document new points that may represent potential issues or known offsets (wall thickness or existing deviations in the layout surface) and visualize options. They can see the overlay of MEP points and the potential interferences and have the ability to take pictures and send information back to the office for processing.

A journeyman, trained for just one week on a project we were both working on, exclaimed to me, “I’ll never go back, and if I were Stanley, I would be worried about whether or not tape measures will eventually be obsolete.” Well, I was surprised to say the least, but I also took note that there were many locations where the layout was so condensed and detailed that it was still faster to pull the 24-inch square out and tape the 18-inch column cover or measure the 6-inch offset to the adjacent door rough opening. As technology pries its way into our working life, it is necessary to know when to remove our gaze from the glowing screen, check the daily print of the planned layout and apply common sense and experience.

Setup and accuracy in the XY is important, and often we forget about the Z until we are finishing the wall and installing doors, windows and ceilings. It is necessary to pinpoint the issues soon enough to avoid framing issues that will cost time during installation. This is especially true for prefabrication. Scanning as-built conditions is not just for a historical, or as-built record, but also for determining and mitigating potential constraints to providing efficient and accurate build out. The rise and fall of the structural slab along a long straight corridor with multiple rooms and repetitive doors or interior windows can be easily seen and cause great frustration for the door, window and ceiling installer. Framing headers, soffits and hard ceilings can be challenging if the...
The return on investment is seeing the opportunity through clarity.
- Provide 3D submittals for site safety and pre-inspection review.
- Suggest and enact early value-added changes to reduce cost.
- Reduce lead time, RFI and CO and negotiate upfront cost value.
- Validate cost adds and reductions.
- Plan labor and material shipment and use.
- Reduce contingency cost with accuracy.
- Eliminate substitutions by providing trusted information early.
- Gain clarity through virtual walk-through and coordination.
- Reserve “agreed” space for priority installation.
- Visualize and plan for prefabrication and kit of parts.
- Provide accurate placement and layout and lead the project.

Looking Ahead
The “BIM Learning Center” listed five predictions in 2015:
- BIM is here to stay.
- Lasers scanning and layout is on the rise.
- Firms will continue to use drones in the field.
- Office and field work will work more closely or people will wear multiple hats.
- Subcontractors will increase BIM adoption.

Additional Development
- Robotic or drone layout
- Automated XY positioning for layout
- 4D BIM - simulated construction review
- 5D BIM - modeled and updated real time QTO
- 6D BIM - Involving the supply chain to reduce waste and increase efficiency and quality
- 7D BIM - Building information management and facility management lifecycle

Being the Information Hub
Technology is advancing rapidly and becoming ever more user friendly as we adapt and become familiar with smart devices and app navigation. Autodesk and other leading industry providers are looking for ways to make it irresistible to use their software. Virtual-reality viewing goggles are no longer for just kids playing Warcraft on the living room sofa. Autodesk will allow rendering a model to 360 and then downloading it to a smart phone to view a 360 virtual space within the model, offering more than just computer screen views but giving the opportunity to show design as large as life.

With the use of BIM, a trade can show leadership and accountability and willingness to solve challenges. Convincing the industry that framing and finishes are as important in the realm of BIM and preconstruction coordination as all the other trades is still a difficult task. Although mounting evidence in the field is available to show the benefits. Being on the cusp of that industry has its cost that has to provide a return.

Framing wall snap lines showing “red” face of stud and “blue” face of finish. The can inserts are both breaching the finish layer. If these will eventually include pipe clamps they may be exposed.

Scan showing light blue as plumb/level, dark blue as below recessed and red as proud across a concrete surface.

—Kale Wisnia, AIA, NCARB, is owner and principal of CRKW Studio Inc. Kale holds a BARCH from the California College of the Arts in San Francisco. He has 25 years of experience in the construction and design industry. His primary focus of building type for the past 10 years has been California OSHPD hospitals and one hospital in Ohio. He was accepted as a volunteer committee member on the HSBS, Detail Committee for the creation of OSHPD OPD from 2009 to 2013. www.crkw.com
NWCB Launches a Job Bank

One of the benefits of being a member of the NWCB is the newly launched job center on the association website. NWCB members can view job seekers’ resumes and post job openings in the section for employers. There is no cost for posting a job, and NWCB members are encouraged to utilize this service as an additional avenue in their recruiting efforts to help find talent.

Job seekers who are wanting to get a job in the wall and ceiling industry can view the job openings posted by NWCB members and post their resumes in the job bank.

Go check out our job bank and help us spread the word. Post your company’s job openings on the site, and let any friends or family seeking employment in our industry know about the feature to post a resume. If you are wanting to post a job opening or take a look at resumes, remember to log in. If you have forgotten your login information, it is easy to access your credentials. Simply click on the link “Click here for personal login information” and enter your email address, and the system will instantly send your user id and password to your email. The NWCB staff are also here to help and are happy to answer your questions anytime.

Point your browser to http://web.nwcb.org/jobbank and check out the new job bank and let us know what you think!
NWCB Northwest Chapter Annual Robert Drury Golf Invitational

June 15, 2016, marked the 6th Annual Robert Drury Golf Invitational. It turned out to be a beautiful day at the Redmond Ridge golf course. Having a full tournament that day meant the course was full of nonstop fun! Following the tournament was dinner and a raffle. Thanks to everyone who came out to support this event—it’s because of you it was possible. We look forward to seeing you next year!

Thank You!
NWCB Northwest Chapter Golf Sponsors
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Painters & Allied Trades LMCI
Parex USA
R-Stud
Salmon Bay Sand & Gravel
Steelers Construction Supply
TekTerior Systems, LLC
USG Building Systems
Wall & Ceiling Supply, Inc.

NWCB Oregon Golf Tournament at Langdon Farms

On May 26th, after months of preparation and anticipation, members of NWCB Oregon gathered to raise some funds by having fun. Langdon Farms Golf Club played home to the annual event with a full field of players and sponsors. With an early morning start and beautiful weather, the group had a great day of business, networking and a lot of fun. After the round, everyone gathered in the Big Red Barn for lunch and prizes. The grand prize raffle item, a smoker/bbq, went to a retiring John Stephens, helping him celebrate the closing of 40 great years in the industry.

Congratulations to the Winning Team:
Most construction lawyers never try a single case before a jury. The first question is why. The second question is whether this trend is a net positive for construction professionals.

Why Are Jury Trials Rare for Builders?
The short answer is that only a tiny percentage of all civil cases filed end up going to trial. Most cases settle or are dismissed. The rest get assigned over to arbitration. Statistically, the odds that your case will ever make its way to trial is, at best, one or two percent. Furthermore, in cases that do make their way to trial, the odds that a jury will be involved are lower still.

Most lawyers and clients are concerned that a jury just won’t get it. “Juries just come out of left field.” I heard that comment a few times before trying my first 12–person jury trial in a construction case two weeks ago.

Builders, therefore, typically do not elect to have a jury trial. Either side can pay the fee and elect to have a jury trial, but usually, both sides skip this step. They figure that jury trials are long, expensive, and difficult. Which leads to the second question.

Is the Lack of Jury Trials Positive?
In our case, which concerned a rockery that would cost less than $100,000 to repair, it took the better part of a day just to select the jury. This process is called voir dire, and it means “to say all” in French. Jurors, before they are selected, are supposed to reveal whether or not they think they can remain unbiased in a particular case. In our case, the room filled with 45 strangers, sitting in the gallery. Both lawyers get to ask questions and try to weed through the jury pool. It ends up looking a lot like a talk show. There is a Phil Donahue element to it. My first question: “Will anyone who has hired a contractor raise his or her hand?” Eighty percent of the hands went up.

Eventually, both lawyers get to strike up to four jurors. The process really boils down to whether the lawyer and client think that a given juror will vote in their favor. Unfortunately, this process turns into one of stereotyping since you don’t really get the time to sit down and discuss anything of substance with 45 randomly selected people who really don’t want to be there in the first place. They have all been summoned to appear. Most hold down jobs, care for family members, and decided to show up because, at the bottom of the summons, it says that if you do not appear, a warrant can be issued for your arrest.
Prior to voir dire, the court provides very basic background information provided on small cards (that guy is a computer programmer, and has never been arrested, age 42; that woman sells copiers, age 56, no arrests, etc.). Between that and their answers to some general questions, you start striking jurors sitting in the “box” (where the first twelve sit). And with each strike, someone new enters, until the pool is finalized.

This process alone is expensive and more of an art than a science (though entire industries have cropped up in advising on jury selection in multi-million dollar cases). And even then, in civil cases, ten out of twelve jurors must agree on a verdict. If that fails, a hung jury results, and the case has to start all over again, with a new jury.

So most lawyers and clients decided against a jury trial. Instead, they trust their cases to a single judge. Judges are typically homeowners. They are never, or almost never, contractors or builders either. So for the construction professional, which route is best?

Pros and Cons of Jury Trials.

It all depends on the case: who the opponent is, and whether you think selecting a jury will add leverage towards settlement. But the real answer is you may have no choice. Almost all contracts that industry professionals enter mandate arbitration. Even if the case is filed in Superior Court, the case is immediately stayed, and assigned to arbitration. And when arbitration is not mandatory, many contracts I’ve reviewed contain an express waiver of a jury trial.

So the choice may never even float across your radar.

As a lawyer, I will say that going through a jury trial was an incredible experience. After the jury rendered its verdict, we got the chance to discuss the case with any jury member who chose to stick around. Most did. And we learned that they picked up on a number of issues that neither lawyers covered in detail. One of the jurors worked at a coffee shop. I asked him how he managed to take a week off for trial. He didn’t. He just started his day at 4:30 a.m., worked the first shift before trial, and worked the late shift after.

Coffee was not allowed in our courtroom however. Which means when it looked like he was sleeping (while the other lawyer presented his case), I took that as a positive sign for us. And this juror did end up on our side, but I was wrong about why. It was a lack of caffeine.

—Seth Millstein graduated from the University of Oregon School of Law in 2002 (JD) and the University of Washington in 2003 (LLM). He’s been practicing real estate and construction law in Seattle since 2004. Most recently, he formed Pillar Law PLLC, a firm designed to efficiently represent contractors, subs and primes. Pillar Law PLLC specializes in liens, bond claims and contracts—reviewing, drafting, litigating—or, hopefully, avoiding litigation so that contractors can get on with what they do best—serving their clients. Pillar Law is a member of NWCB.
What’s Next? It’s Up To You . . .

I congratulate you! You are reading the industry’s newsletter. You probably also attend the NWCB classes, seminars, events and even conventions held for the industry. You know the value of adding to your ever expanding knowledge. You get that networking, education and investing your time leads to more success for you and your business. With business as busy as it is this year, it can be challenging to spend our time and resources on attending events, but as you know, it is so critical. So kudos to you for taking the time to invest in the future of the industry, your business and yourself. These are important things to an association executive, but they should be important to you too.

Even with the considerable construction activity occurring, it has been a great year to participate in the NWCB and our AWCC association events. Here in Oregon, we held educational classes, a Christmas Party and a Golf Tournament (in fact, two since the start of the school year). The events were well attended by a wide swath of the industry, leading to some great networking. We also had well attended classes on ceilings, economic forecasts, sound ratings and latest tools and materials. Regionally, there have been even more classes in Washington and an awesome Convention in San Diego. And here we are looking at another year. It is already time to start planning and organizing classes and events for the fall.

So right now, I need your help. As both staff throwing these events in Oregon and a member of the NWCB Education Committee charged with coming up with classes, I implore you to share your ideas, thoughts and suggestions. What can we do better? What is a hot topic in the industry? What area of technical knowledge challenges you most? What part of a project is causing consistent frustration? Contact me or any of the NWCB staff with your ideas.

I am guessing one of your frustrations is identifying the talented people to get the jobs done. On this point, I want to take the opportunity to once again remind everyone about the need to invest in the industry’s future. It is through intelligent investment that you make any resource pay off long term. The intelligent investment for this industry and solving that particular frustration is hiring and training apprentices. It helps the pensions, it helps your business, it allows you to train them in your system and it helps the industry. So, pass the word and hire apprentices. Remember that entry level employees will be harder to find in the coming years as the new generation entering the workforce will actually shrink by 10 percent over the next six years. As competition increases for this shrinking group, it will be everyone’s job to keep an eye out for talented people who would work hard and are interested in learning these trades.

New Members:

Finally, I hope you will all join me in welcoming three new members to our group in Oregon. Caslin Drywall, Mid-Valley Construction and Interior Exterior Specialists have joined the Associated Wall and Ceiling Contractors of Oregon and SW Washington as well as the NWCB. We are very happy to have their participation.

Have a great summer and we will see you in the fall.
Recently, representatives of the Wall and Ceiling Conference (WCC), Terry Kastner-NWCB, Ben Duterte and Mike Nonn-WACA and Darin Coats and Brian Stanley-TSIB, attended the Building Envelope Certification Program in Las Vegas. Held February 29 – March 4, 2016 at the United Brotherhood of Carpenters’ International Training Center. The certification program was and is intended to provide the public, contractors and coworkers with confidence in the quality of the deliverables and the safety of the practices being employed. This program is part of the overall mission of the Carpenters International Certification Council (CICC) to improve performance, reduce workplace risk, and safeguard personnel by overseeing that only trained, skilled and qualified individuals complete the work.

In order to qualify for the Building Envelope certification assessments, candidates first attend a minimum of 36 hours of training for each of the five certifications which included both knowledge transfer and practical safe application. The prerequisite course content for a Master certification includes quality control, building science, and envelope testing and corrections as they related to the air and moisture barrier, spray foam barrier and thermal installation. Additionally, the prerequisite training addressed installation of the air and moisture barrier, spray foam barrier and thermal barrier.

A variety of certification options are available to the candidates. Five distinct building envelope certifications exist within 3 different levels:

**Level 1 Technician**
- Certified Building Envelope Technician (CBET)

**Level 2 Specialist**
- Certified Building Envelope Specialist for Air and Moisture Barrier (CBES - Air and Moisture Barrier)
- Certified Building Envelope Specialist (CBES) for Thermal Barrier (CBES – Thermal Barrier)
- Certified Building Envelope Specialist for Spray Foam Barrier (CBES – Spray Foam Barrier)

**Level 3 Master**
- Certified Master Building Envelope Specialist (CMBES)

Each level in the program supersedes the previous level, such that BE designees had to first complete the initial training and pass a written exam in order to become a Certified Building Envelope Technician (CBET). CBETs were then eligible to train and test to become a CBES in any or all of the three above-mentioned areas. The highest level in the program, CMBES, could only be reached if a member was first certified and current (not expired) in the three CBES specialties.

The technical representatives took the Level 1 Technician course. “I thoroughly enjoyed the Building Envelope Principles course,” said WACA Technical Director Ben Duterte. “The course material was up to date and presented in a way that directly relates to field application.”

“Covering several topics, the building envelope principles course incorporated a building science approach to understand the interaction among occupants, building components, building systems and the surrounding environment. Creating a comfortable living or working environment for the people who occupy the building was taught in a way that describes how properly installed and compatible components are essential when constructing the building envelope,” he explained.

“This was a challenging yet rewarding course. Participants should expect a combination of course work and hands-on training. I found that refreshing the day’s material at night with my classmates was extremely helpful. This course will sharpen your knowledge and skills, and make anyone who takes the course more comfortable in all aspects of the building envelope,” Ben summarized.

This program is an ongoing course. Multiple options are available for interested candidates. For more information or to sign up, visit www.ubccertifications.org.
CALENDAR

NWCB NORTHWEST CHAPTER

Wednesday, September 14
Educational Seminar:
Understanding EQD Studs & Product Showcase
Washington State Convention Center, Seattle

Wednesday, October 19
Educational Seminar:
Stucco and EIFS – The Ultimate Exterior Cladding Systems &
Product Showcase
Washington State Convention Center, Seattle

November 9
A seminar for contractors:
Implementation of the Impacts to Labor Productivity
Program followed by a social hour
Date, time & location to be announced

Thursday, December 8
Holiday Open House &
Toys for Tots Toy Drive
NWCB Headquarters in Seattle

May 4-6, 2017
Northwest Wall and Ceiling Industries
Annual Convention & Trade Show
The Coeur d’Alene Resort
Coeur d’Alene, Idaho

For more information on the events of the NWCB Northwest Chapter, please visit www.nwcb.org or call 206.524.4243.

NWCB OREGON CHAPTER

Thursday, September 15
Educational Seminar:
Understanding EQD Studs & Product Showcase
The Grand Hotel at Bridgeport, Tigard

Thursday, October 27
Educational Seminar:
Stucco and EIFS – The Ultimate Exterior Cladding Systems &
Product Showcase
The Grand Hotel at Bridgeport, Tigard

Wednesday, November 30
A seminar for contractors:
Implementation of the Impacts to Labor Productivity
Program followed by a social hour
The Grand Hotel at Bridgeport, Tigard

Thursday, December 15
Christmas Party
Sentinel Hotel
Time to be announced

Please visit NWCB.org and/or nwcboregon.com for the latest information.

NWCB is a registered provider of continuing education learning units for AIA members.

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