

Scope of Work – Restoration of the Paramount Theatre’s Façade

The Paramount Theatre’s stone and brick façade has not received attention in at least 30 to 40 years and now requires a complete restoration. The scope of the project includes work at the first floor front entry, where we will replace all damaged stones and mortar and then resurface the stone to appear new. It also includes work above ground level, where we will remove and replace all broken, cracked, and perforated brick, and then stain an estimated 205 new red and black bricks to highlight the façade’s original contrast in coloration. For the mortar joints, we will remove a minimum depth of ½”, re-grout the joints with original tooling methods and grout coloring, and bond the new grouting mortar to the existing grout. The entire brick wall will then be power-washed to sharpen the appearance of the façade’s color and return it to its original look. Upon completion, we will seal the entire surface, protecting the façade from moisture and increasing the building’s energy efficiency. Sealing the façade will also make it much easier to clean, so that its appearance from Congress Avenue will remain consistently, strikingly beautiful. Completion of this project is a key part of our long-term facilities maintenance plan, which includes cleaning the façade every 3 to 5 years and resealing the stone and brick façade every 10 years.

The restoration will ensure pedestrian and worker safety and protect the building while the work is carried out. The cost of the project includes scaffolding, stabilizers, safety posts, and rails for easy access to the façade. We will set up safety netting for debris enclosure and sidewalk safety barricades, as well as have an on-site foreman. In addition, we will install engineer-approved structural support for the canopy and provide plywood protection for the roof’s surface. We have selected Realm Design Construction, Inc. to carry out the restoration. Their restoration methods will comply with OSHA and City of Austin policies. Realm Design will obtain the required permits from the City of Austin.

Scope of Work – Rehabilitation of the State Theatre’s Neon Sign

The State Theatre’s Congress Avenue neon sign suffers from poor weather-proofing, water and animal infiltration, exposed transformers, non-functioning neon, and rust. The scope of the project includes major electrical work and involves removing the letters and panels from one side of the sign to gain easy access. We will replace all the transformers, housing them on the State’s roof and eave. We will run new wire from the inside of the sign to the new rooftop transformers and reroute the electrical circuits operating the sign to feed the transformers. All circuits will be labeled, diagrammed, and routed for easy access. Any damaged electrical components and porcelain housings will be repaired and all access panels remade to ensure that the sign is watertight and impervious to animals. In addition to the electrical work, we will clean and polish the sign’s existing porcelain surface and repaint any chipped areas. For the neon, we will replace all damaged cathode tubing and remake the neon. Finally, all of the screws on the exterior of the sign will be replaced with new stainless steel screws. Throughout, the company whose bid we have selected, Ion Art, Inc., will consult with vintage sign historian and restoration expert Todd Sanders of Road House Relics, who will oversee and approve the restoration methods.

The restoration will ensure pedestrian and worker safety and protect the building while we carry out the work. The cost of the project includes scaffolding, which we will erect on both sides of the sign. To protect the State’s roof, we will cover it with plywood and add stabilizers at ground level to support the weight of the scaffold and workers. The restoration methods used will comply with OSHA and City of Austin policies, and we will obtain the required permits from the City of Austin.