

# TECHNICAL ADVISORY NOTE

## #202B

### General Maintenance of Brick Masonry Walls

**Redland**

BRICK

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Owners of new buildings usually create a “Maintenance Plan” for their buildings. Included would be guidelines for maintenance of the brick masonry walls, structures or pavements. While we often think of brick masonry as “maintenance-free”, the facts are that not all masonry is designed or constructed perfectly, and that mortar joints will someday begin to fail, no matter how well constructed.

*BIA Technical Notes on Brick Construction #7F*, “Moisture resistance of Brick Masonry – Maintenance”, is a good guide for building owners and inspectors. It contains explanations of possible problems and how to spot them, including both general maintenance for prolonging the life of masonry and remedial maintenance for specific problems that develop. This BIA “Tech Note” refers to several other “Tech Notes”, specifically 7, 20, 21B, and the 23 series, and has a bibliography of references for further information.

All BIA *Technical Notes* are available on their web site: [www.gobrick.com](http://www.gobrick.com)