



Your Roof Protects Your Investment

And Steel Rudder is here to protect your roof!



INTRODUCING OUR

Low Slope Repair & Maintenance Plan

Steel Rudder Roofing has years of experience in storm damage restoration services, insurance loss, and disaster recovery planning. This experience and insight is the basis of our Commercial Maintenance Plan. Clients of our Commercial Maintenance Plan receive yearly inspections, proactive cleanings, 24/7 monitoring and priority response, extended warranties, and documentation to help reduce the financial impact of a disaster to their business property.

We keep your high cost warranties valid and your older roofs maintained to avoid large, unexpected expenses



Factors That Can Shorten the Life of your Roof Investment



WHAT CAN CAUSE PROBLEMS?



Forgetting About Maintenance

This is perhaps the single biggest cause of roof failure.



Structural Movement

Such as building settlement or expansion/contraction not accommodated by the roofing system.



Not Fixing Problems Promptly

These can lead to a much shorter roof life, e.g. if a small problem is not repaired, then a large amount of damage can be incurred.



Extreme Weather

Lightning, high winds, or hail



Equipment Additions or Alterations

HVAC service and repair, new unit installation or removal



Trade Damage

Punctures, holes, etc., caused by trades other than your roofing contractor



Unintended Abuse

Vandalism or accidental damage... even a small hole can let water into the roofing system.

ITEMS TYPICALLY NOT COVERED BY WARRANTY:

- ✓ Lack of routine maintenance
- ✓ Drains that are clogged, broken, or not functioning properly, leading to inadequate or insufficient drainage
- ✓ Gutters and downspouts that are broken or not functioning properly, leading to inadequate or insufficient drainage
- ✓ Improper repairs and/or materials by unauthorized contractors
- ✓ Damage caused by animals and insects
- ✓ Structural problems, building movement
- ✓ Hail, wind storms, heavy snow loads, hurricanes, tornados, etc.
- ✓ Contamination of the membrane by harmful chemicals, such as oil and solvents
- ✓ Damage caused by other trades, (e.g., improperly installed new equipment)
- ✓ Excessive traffic on the roof
- ✓ Vandalism
- ✓ Impact from falling objects



Steel Rudder Roofing Repair & Maintenance Plan Protects Your Roofing System

Minimize roof leaks and extend the life of your roof with a proper repair and maintenance plan from Steel Rudder

MEMBERSHIP DETAILS

The following items are required by the manufacturer to be inspected to maintain your warranty status:

INSPECTIONS OF:

- ✓ Pitch Pans
- ✓ Term Bars & Sealants
- ✓ Clean All Drains
- ✓ Visual Inspection of Entire Roof Semi-annually (Spring/Fall)

The items listed above will be touched up and maintained within the cost of the program. Further repairs will be billed as below: Any minor repairs needed to maintain warranty will be billed at our hourly rate + material.

Any major issues found will have a formal proposal submitted for approval prior to work.

YOU WILL ALSO RECEIVE:

- ✓ Written reports of findings
- ✓ Severe weather monitoring
- ✓ Tracking of all hail and wind storms as well as performing an immediate inspection post-storm
- ✓ Photos documenting the roof condition and any issues or damage (important for wind/hail claims or warranty claims in the future)



OUR INSPECTION CHECKLIST

Roof Conditions

- ✓ Standing Water
- ✓ Grease, Oil or Other Contamination
- ✓ Attachment Integrity
- ✓ Walk-Pad Determination
- ✓ Signs of Hail Damage
- ✓ Material Deterioration
- ✓ Voids in Seams
- ✓ Ballast Displacement

Penetrations

- ✓ Missing Clamps
- ✓ Improper Flashing Applications
- ✓ Multi-Line Penetration Pockets

Drainage System

- ✓ Gutter Lap Openings
- ✓ Clogged Drainage
- ✓ Improper Drainage
- ✓ Drain Flashing
- ✓ Scupper Flashing

Access Hatch

- ✓ Proper Operation

Flashing

- ✓ Bridged Wall Flashing
- ✓ Delamination
- ✓ Void in Seams

HVAC

- ✓ Loose or Missing Unit Doors

Perimeter Metal Edging

- ✓ Attachment
- ✓ Rust
- ✓ Splits or Openings in Flashing



BEFORE



AFTER



Visit us at: steelrudder.com

Steel Rudder
—  — ROOFING



Contact Us Today! (904) 699-4573

Email: kenbaker@steelrudder.com

State License CCC1333864