

U.S. PLY ROOF SYSTEM MAINTENANCE & CARE PROGRAM

In order to ensure that your U.S. PLY roofing system will continue to perform to its fullest, and to avoid possible cancellation or limitation of your U.S. PLY Limited Warranty, you should follow this 10-point maintenance program.

1. Maintain a file for all records relating to this roof, including the U.S. PLY Limited Warranty, invoices, inspection reports, repair and maintenance bills, original construction drawings and specifications, etc. A Roof Inspection Log should be used.
2. Inspect the roof at least twice a year, typically in the spring and fall. The spring inspection is best performed immediately following the end of the winter weather, so that any damages from freeze-thaw cycles, ice and other cold weather conditions can be addressed prior to spring rains. The fall inspection is best performed just before the beginning of winter weather, with any deficiencies addressed prior to ice and snow build up so that cold weather related stresses will not aggravate damaged or weakened conditions. The most common locations for damage and distress are drainage outlets, rooftop equipment, penetrations, and perimeter flashings.
3. Inspect the roof for damage after severe weather conditions such as hailstorms, heavy rains, high winds, lightning storms, etc.
4. Arrange for repairs necessary to correct non-warranted conditions affecting the U.S. PLY roof membrane. These repairs must be promptly performed by a U.S. PLY Certified Roofing Contractor. Repairs should be conducted using U.S. PLY materials where applicable and repair methods should be consistent with the type and quality of the warranted roof membrane so that repairs performed will last as long as the roof system.
5. Areas that pond water is not covered by your Limited Warranty. Remove any debris, such as leaves, branches, dirt, rocks, bottles, etc. that have accumulated on the roof. Clean gutters, downspouts, scuppers, and the surrounding roof areas to ensure proper drainage. If you discover that your roof does not have positive drainage take necessary steps to incorporate additional drainage so that the standing water can be eliminated.
6. Metal work is not part of your U.S. PLY Limited Warranty and over time may require maintenance. Examine all metal flashings, counter-flashings, expansion joints and pitch pockets (pitch pans) for deterioration, detachment, deteriorated sealant, and damage. Reattach loose metalwork. Replace sealant or pitch pocket filler as necessary. **Note:** If asphaltic materials are used in pitch pockets, yearly maintenance will be necessary. Prepare and paint any rusted surface.
7. Examine masonry walls and copings for cracks, bad mortar joints, deteriorated sealant, loose masonry/coping stones, and indications of water absorption. Repair all such conditions to prevent water infiltration.
8. Examine rooftop equipment such as air conditioners, ductwork, gooseneck vents, powered ventilators, evaporator coolers, antennas, equipment screens, skylights, satellite dishes, etc. for excessive movement, spillage of coolant, condensate, oil, grease, etc. and damage to sheet metal cabinets and rubber or fabric gaskets that may allow water infiltration. Keep all rooftop equipment in good condition.
9. Examine roof coatings. Recoat any cracked, flaking, blistered or worn areas with a compatible U.S. PLY roof coating.
10. Minimize rooftop traffic. Service personnel should take care to avoid dropping tools, equipment parts, etc. on the roof surface. Service personnel should not make any penetrations of or repairs to the roof system. All work affecting the U. S. PLY roof system must be performed by a U.S. PLY Certified Roofing Contractor. This maintenance program is intended to address conditions commonly found on most buildings. Other conditions may exist that require special maintenance considerations. It is the responsibility of the Building Owner to ensure that the maintenance program followed for a particular building is adequate and appropriate.

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ROOF INSPECTION LOG

Date	Findings	Date	Findings

Notify U.S. Ply of any leaks or damage: P.O. Box 163980, Fort Worth, TX 76161
817-413-0103 or warranty@usply.com