

# Understanding Your Roof Warranty



BENTONROOFING



Of all the parts of your building, the roof is one of the most critical. You rely on a well-built roof for security and peace of mind, knowing that it keeps out wind, rain, snow and other elements. The longevity of a roof depends on the material used, the quality of the installation, and routine maintenance. Of course, this doesn't mean there aren't exceptions or that it can't suffer damage. Poor materials or inadequate installation can reduce the life of your roof. If you face a complete restoration, the costs can pile up. However, if your roof is still under warranty, you may be in good shape. Depending on the roof warranty, you may get a big hand in repairing it.

## **FACT: Not All Warranties Are Created Equal**

Roofing system warranties are a big deal – especially when you're protecting valuable assets. We recommend that you discuss all warranties and options provided by your roofing contractor to make sure your building is fully protected.

### **Here's the problem:**

It's common for businesses to think they're getting guarantees on their roofing services with warranties. But unfortunately, the warranty coverage may only apply to materials used and does not include installation. If your roof was poorly installed and you experience problems, your material warranty is useless.

### **Here's what you can do:**

Be sure you understand your warranty coverage options and seek the best protection for your business, building and assets. We offer an industry leading warranty that most companies can't match.





## Types of Warranties:

### **Highly Recommended (Provides the Most Protection): Manufacturer No Dollar Limit warranty that covers labor and material**

These warranties are provided by the roofing system/material manufacturer. This warranty covers all material defects as well as labor/installation problems. The contractor must be an approved applicator of the roof system they are installing in order to offer this type of warranty and must follow strict guidelines specified by the roof system manufacturer in order to qualify for the warranty. Typically, a representative of the manufacturer will inspect the roof system after installation to approve that it's been installed per the manufacturer's requirements before providing the warranty.

This warranty would guarantee that your roof is covered if any problem occurs with the material or installation, and isn't pro-rated. We highly recommend that clients have a Manufacturer No Dollar Limit Warranty for their new roof system.

### **Benton Roofing Can Offer a Manufacturer No Dollar Limit Warranty on Every Type of Roof System We Install**

This includes: single-ply membrane (TPO, PVC, EPDM), coatings, standing seam metal roof systems, asphalt shingles, built-up roof membranes, polymer modified bitumen sheet membranes, tile, slate and shake.

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### **Not Recommended: Warranty provided solely by your installer/contractor**

These warranties provide the least protection. They typically only cover the workmanship/labor of the roof and do not cover the material. These warranties are intended to protect the contractor and typically the contractor can cancel the warranty for multiple reasons. A warranty provided by your contractor is only as good as the terms the contractor provides you and in most all cases not backed up by the roofing system/material manufacturer.

Why these warranties are risky: As an example, if the company goes out of business so does your warranty, in the event your roof was damaged you must use the same contractor to repair the roof, these repair costs can be outrageously expensive. Choose not to use the same contractor for roof maintenance? Your warranty in most cases is cancelled.

Clients should at all costs avoid these types of warranties.

### **Not Recommended: Material only warranty**

These warranties are provided by the roofing system/material manufacturer. Odds of having a problem with the new material on your new roof system is very rare. This warranty would only cover the cost of material to repair the roof but would not cover the labor costs to repair it. Unfortunately, material only warranties do not provide coverage for leak repair costs.

We recommend to avoid this type of warranty as the sole warranty for your new roof system.

We often see buildings that have a roof that's been installed incorrectly; the material is new and in great shape, but the installation is so poor that the roof has to be completely replaced. No one wants to be in this situation.

Your commercial roof warranty is an investment and an important financial asset. Understanding and using it properly can protect you and your business for years to come.



## BENTONROOFING

Benton Roofing is a full-service commercial roofing company that specializes in maintenance, repair and commercial reroofing. For over 40 years, we have provided high-quality commercial roofing solutions.

**For a company that never cuts corners, contact Benton Roofing today to reroof your commercial property!**

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