

Value of RAM USA as your Registered Roof Consultant

RAM USA's role on your Team as a roofing consultant has added value to roofing projects by providing an independent professional that takes responsibility with the following:

Eliminating Failure Modes - Our business model and services eliminates the leading roof failure modes by ensuring the following:

1. Complete and Accurate Information
2. Proper Design / Specifications
3. Correct Materials
4. Good Installation
5. Regular Surveys / Maintenance

RAM Helping You Win:

- Save Capital / O&M Dollars
- Find Hidden Capital
- Eliminate / Mitigate Risks
- Increase Building Performance
- Reduce Stress
- Make Life Easier
- Gain Peace-of-Mind
- Reduce Headaches

1. Roof Asset Management Programs establish the baseline and strategies for saving and extending the Life of Your Assets:

- a. Patent-pending Aerial Infrared Surveys to identify hidden moisture damage and energy losses
- b. Boots on the Roof Surveys with Registered Roof Consultants
- c. 5-year Prioritized Project Recommendations and Bankable Budgets
- d. Online Asset Management Software – RAM Command
- e. Saving & Extending Life of Roofs - "50% of roofs replaced don't need to be replaced"

2. Proper Design and Engineering Services with Registered Roof / Envelope Consultants

- a. Evaluation of thousands of roof systems and configurations to determine best roofing system options.
- b. RAM's designs eliminate the five failure modes of roofs
- c. Ensures building needs, client drivers, budgets, durability, performance, maintenance are all covered in the design
- d. Accurately Transfer roofing conditions and solutions to drawings and specifications
- e. Client collaboration ensures that the project's design integrity aligns with your business goals
- f. Extensive Roof and Building Envelope Qualifications
 - i. Registered Roof/BE Consultants (RRC)
 - ii. Registered Roof Observers (RRO)
 - iii. Construction Document Technicians (CDT)
 - iv. Professional Engineers
 - v. Architects
 - vi. Level III Thermographers
 - vii. Certified Energy Managers (CEM)

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3. Bid Management

- a. **Apples to apples bids** - tight spec should be within 10% of each other
- b. **Timing of Bidding** - Getting bids in winter vs summer can cut costs by 10%
- c. Impact of Union vs non labor
- d. Quality Interviews of Crews - Are you getting the A, B, or C crew?
- e. Material and Project Staging
- f. Time constraints (day or evening work)
- g. Fall protection for contractors
- h. Interior Protection for Personnel / Equipment during tear-off and installation



4. Code and Standards Compliance

- a. Factory Mutual fire and wind up lift
- b. Local, state, etc. codes
- c. Client Corporate Standards for safety and sustainability
 - i. Energy Star Goals
 - ii. Landfill vs recycling
- d. Slope and Drainage
- e. Energy Code Compliance for Insulation

5. Safety

- a. OSHA, Fit to work, internal safety training programs, fall protection
- b. Manage facility onsite safety issues
- c. Oversee fall protection installations and/or contractor fall protection programs during project
- d. Coordinate interior protection netting and dust containment to ensure safety and productivity

6. Contractor Prequalification

- a. Financially stable
- b. Have insurance
- c. EMR Ratings
- d. Successful projects
- e. Qualified Crews, Safety Training, Equipment Training, etc.
- f. Right training – torch vs cold, equipment for efficiencies

7. Project Monitoring and Quality Assurance Inspections

Good Contractors and Manufacturers want Good Consultants. This helps ensure contractor achieves productivity, Manufacturer's materials are correctly installed, Contractor follows customized design / details, and Client gets the roof they paid for and it will have a full life expectancy.

"The best time to get a GOOD roof is when installing a new roof!"

- a. **Project Coordination** - Staging, materials, deliveries, storage, tool box talks, mediator between client and contractor
- b. Daily Toolbox Talks and Safety Meetings
- c. Daily Documentation of Project Progress
- d. Catch human error and human nature
- e. Develop and close out punch list
- f. Ensure acquisition of manufacturer's warranty

Project Monitoring with Registered Roof Consultants Doubles the Life of a Roof

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8. Ongoing Maintenance and Survey Programs

- a. RAM develops maintenance and inspection programs that ensure warranty compliance programs
- b. Proactive, Preventive and Predictive maintenance can double the life of a roof
- c. Roof Asset Management programs with online management software

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