



Protector Warranty



Your Building - Freely Ashured

www.ashandlacy.com



AWM Protector Warranty



“The AWM Protector Warranty provides inspection of a project at key stages, ensuring that poor workmanship does not take place. It also ensures that the correct materials are used, providing peace of mind to the client. This is one of the most important factors and key reasons why Ash & Lacy made the decision to partner with AWM.”

Ray Harriman, Managing Director, Ash & Lacy Building Systems



- Free of Charge
- Independent Drawing/Design Review
- Weekly Site Inspections to Audit Workmanship
- Airtightness Audit
- Perimeter Detailing Check
- Full Reporting System
- Compliance with Current Building Regulations
- Compliance with Good Working Practices

In today's somewhat litigious environment, clients, design and construction professionals are rightly seeking formal, long-term reassurance and accountability from building system manufacturers.

At Ash & Lacy we recognise there have been a number of potential weaknesses with warranties in the roofing and cladding industry: -

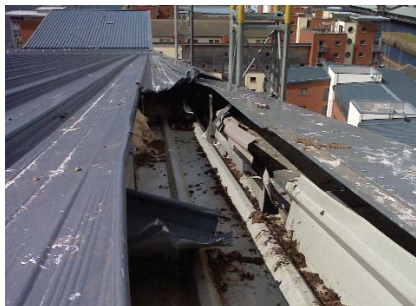
- Few offer anything in the way of in-construction interactivity with the projects on which the warranty refers to, promoting best practice at all times.
- The chasm between what reassurance the manufacturer is willing to offer and what the rest of the build team really needs and expects is often vast.
- Very few warranties seek to add real value to the project, by correcting defects as the project progresses and, thus, reducing whole life costs.

We have undertaken an evaluation process to find a warranty that fully addresses these, and other, issues.

The result is the AWM Protector Warranty, which is now available **FREE OF CHARGE** on projects specifying our products.



AVOID POOR WORKMANSHIP



further details can be found on our website www.ashandlacy.com/protector-warranty

How it works

The AWM 'PROTECTOR' WARRANTY covers against defective workmanship of the approved Ash & Lacy contractor, and also against defective materials. All items detailed in an AshZip Standing Seam Specification are covered, provided the specification is followed, in its entirety, and materials are purchased from Ash & Lacy or their approved Ashure Partners.

Cover is provided for 25 years following Practical Completion, subject to the independent inspections of the installation and sign off by AWM Ltd.

Quality control of the workmanship exerts the most impact upon the life expectancy of a building. This and a thorough check on the exact materials used provides the key to ensuring best value from a project's investment.

Applying AWM's Protector Warranty, an independent audit with regular site inspections conducted throughout the project, ensures the highest quality in both overall construction and detail – underpinning life expectancy, reducing maintenance liabilities and therefore benefiting the whole life costs.

While many manufacturers offer adequate material warranties of their own, they are naturally not able to inspect or audit the actual application of their products for a project on a regular basis. This creates the potential for a weak link in the construction supply chain, because most problems that occur are usually a direct result of poor workmanship, inadequate understanding of the requirements to meet building regulations and any interaction required between different site trades involved.

Involving Ash & Lacy and the Protector Warranty at an early stage ensures that the very highest standards of workmanship are adhered to, meeting all the necessary building regulations, and that all the vital interacting details are not neglected.

Records including detailed digital photography are used to support easy-to-check AWM inspection forms that are provided to the sub-contractor, main contractor and client to manage a project's weekly progress and detail any improvements required until after the very last snagging. All the advice and site audits are covered by a £5 million professional indemnity cover.

Protector Warranty inspection includes the following: -

- Independent Drawing/Design Review
- Weekly Site Inspections to Audit Workmanship
- Airtightness Audit
- Perimeter Detailing Check
- Full Reporting System

AWM Protector Warranty - How it Works

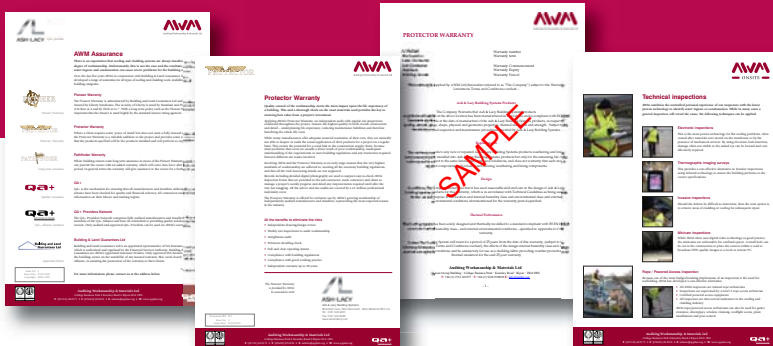
- Compliance with Current Building Regulations
- Compliance with Good Working Practices

Third Party Auditing by AWM Ltd

AWM Ltd is specialist construction auditing company offering various including:

- Roof defect investigation
- Roof condition surveys
- Roof testing
- Flat roof leak detection
- Thermographic surveys
- Other leak detection services

The company has a wealth of experience in every aspect of building envelope construction and is therefore extremely well placed to identify issues, build-in appropriate quality control measures and ensure best practice and the highest quality auditing of every Protector Warranty project.



Involvement at the Design Stage

Experience has consistently demonstrated that the earliest possible involvement of the building system manufacturer at the project design stage reaps invaluable benefits thereafter.

Ash & Lacy offers you an unrivalled technical support package, which is available from conception right through to the completion and beyond. Using the latest 3D modeling, design and calculation technology, our free advisory service includes the following: -

- Bespoke design solutions
- Interface detailing
- CAD design service & 3D modeling
- Structural design/wind uplift requirements
- Acoustic requirements
- Load carrying capacities
- Building Regulations / Technical Standards compliance advice
- Best practice advice
- Fixing and general application advice
- Site surveys and pull-out testing
- Estimates / budget quotations

Regular Reports

Regular reporting is a key aspect of the Protector Warranty package.

AWM makes regular site inspections throughout the project and signs the installation off on completion.

Records, including detailed digital photography, are used to support easy-to-check AWM

inspection forms that are provided to the sub-contractor, main contractor and client to manage a project's weekly progress and detail any improvements required until after the very last snagging.

All the advice and site audits are covered by a £5 million professional indemnity cover.

A Total Warranty

Protector Warranty covers all products in the specification, subject to criteria being met.

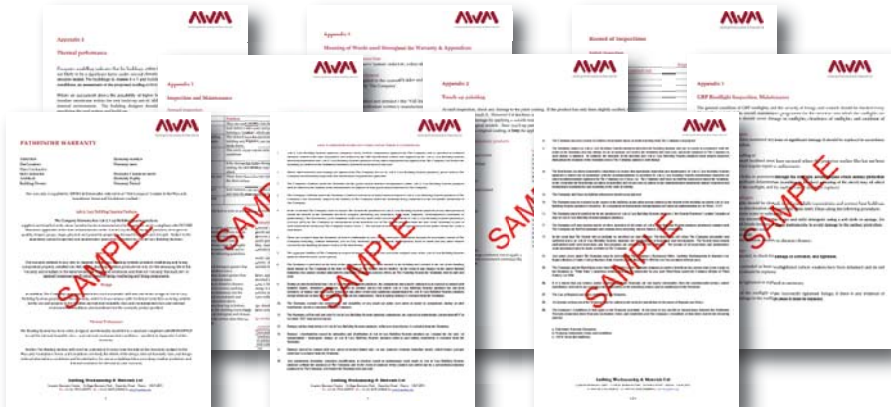
Significantly, it also includes fixings and fasteners, which means that the total system is covered, devoid of caveats that don't cover failure of this vital, and often neglected, aspect of building envelope system construction.

www.ashandlacy.com/protector-warranty

Other Warranties Available

The positive reception to Protector Warranty has inevitably led to enquiries for even more comprehensive forms of cover.

Happily, we can oblige: -



Pioneer Warranty

For added insurance against Latent Defects, the AWM Pioneer Warranty is available, at additional cost to the Client. The AWM Pioneer Warranty provides 10 years insurance against Latent Defect arising from defective workmanship, defective materials, damage resulting from defects in the design and non-compliance with Building Regulations.

With such a long term policy, it is important that the insurer is rated highly by the standard insurer rating agencies.

The Pioneer Warranty is administered by Building and Land Guarantees Ltd and is ultimately insured by Liberty Syndicates. The security of Liberty is rated by Standard & Poor's at A+, by A M Best at A and by Fitch at A+*.

Pathfinder Warranty

Where building owners want long term assurance in excess of the Pioneer Warranty period, AWM can provide the owner with an added warranty, which will come into force after that warranty period. In general terms, the warranty will give assurance to the owner for a further 15 years.



Sustainable Partnership with Ashure

Ashure is a sustainable partnership scheme pioneered by Ash & Lacy. It is a monitored network of suppliers and installers, from conventional building systems and standing seam roof systems to fasteners and products such as photovoltaics, tubular daylighting, green roofs and rainwater harvesting methods.

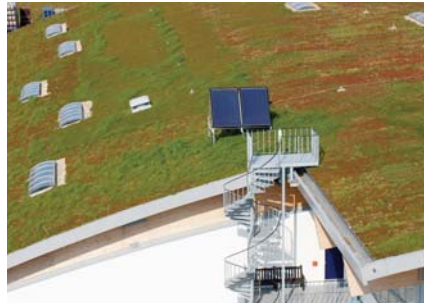
Each scheme partner has been carefully selected for widely-recognised quality, backed by comprehensive levels of customer service, technical backup and logistical networking.

All products in the scheme are compatible with each other and engineered to provide the optimum balance of functionality, aesthetics, longevity, and value for money.

Ashure is backed by a free "cradle to grave" total envelope warranty covering all products supplied, up to a period of 40 years (depending on the external materials and types of product used). This is additional to a 12-year workmanship guarantee provided by fully-trained subcontractor partners.

An optional insurance-backed 12-20 year latent defects warranty is also available under the scheme. It utilises a unique pick and mix approach, whereby a specification is tailor-made to the client's requirements and then covered by back-to-back warranties from all partners involved in the specification.

Approved installation contractors are at liberty to purchase ancillary specified products from their own preferred suppliers (as long as they follow outline specifications). This ensures they get the most competitive prices and are not forced to purchase from one source, without the penalty of incurring additional costs. Should a problem arise with a building, there is only one phone call to make for the duration of the individual warranty.



Spacer Support Systems
Rainscreen Cladding Systems
Standing Seam Roofing Systems
Over-Roof Conversion Systems
Fabrications and Flashings
Fasteners and Accessories

West Bromwich. Bromford Lane, West Bromwich, West Midlands B70 7JJ

Tel: 0121 525 1444 Fax: 0121 525 3444

also at: London. Gateway 3, Davis Road, Off Cox Lane, Chessington, Surrey KT9 1TD

Tel: 020 8391 9700 Fax: 020 8391 9701

Glasgow Unit 4b, Albion Trading Est, South Street, Whiteinch, Glasgow G14 0SY

Tel: 0141 950 6040 Fax: 0141 950 6080

E-mail enquiries to: sales@ashandlacy.com

Ash & Lacy reserve the right to amend product specifications without prior notice.
The information, technical details and fixings advice are given in good faith but are intended
as a guide only. For further information please contact Ash & Lacy Building Systems.
All products are supplied in accordance with the Ash & Lacy Terms & Conditions of Sale.

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