

Sullivan Roofing Services

Sullivan Roofing is certified with the leading roofing manufacturers in our industry like Carlisle, Johns Manville, and GAF to name a few. We specialize in the installation of the following roofing system types: EPDM, TPO, Built-up Roofing, Asphalt Assemblies, Coal Tar Pitch, Modified, PVC and Waterproofing Membranes. We also specialize in the fabrication and installation of a variety of Architectural Sheet Metal products/systems from companies like Petersen Aluminum, Berridge Manufacturing, McElroy Metal, ReynoBond, Aluconbond and Morin Corp.



Our Services Include:

- New Roofs
- Reroofing Services
- Roof Repairs
- Roof Renovations
- Free Roof Inspections and Evaluations
- Green Grid and Garden Roof Applications
- Solar Roofing Panels
- Architectural Sheet Metal Fabrications and Installations
- Architectural Sheet Metal Repairs
- Standing Seam Metal Roofing
- Snow Guard & Bar Retention Systems
- Metal Wall Panel Systems (composite, insulated and corrugated)
- Custom Architectural Sheet Metal Design, Fabrications and Installations

Awards

Ryan Companies US, Inc. *Safety Recognition*
Carlisle ESP *Excellence in Single-Ply*
The Building of America Plaque of Honor
Ryan Companies US, Inc. *Subcontractor Safety Award*

Affiliations

National Roofing Contractors Association (NRCA)
Chicago Roofing Contractors Association (CRCA)

Sponsorships

Sullivan Roofing is a proud sponsor of:
National Center for Missing and Exploited Children
The DASH to Cure Diabetes



SullivanRoofing.com

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Sullivan Roofing Inc.



the roofing
leader
in chicagoland

service & maintenance programs

Benefits of Roof Maintenance:

1. Early diagnosis and detection of defects that could lead to potentially major problems, expense and inconvenience
2. Help extend the serviceable life of the existing roof assembly
3. Provide information about tenant roof abuse or unknown storm damage that has occurred
4. Meet manufacturers warranty requirements
5. Keep drainage systems clear of debris
6. Help develop budgeting and related maintenance costs before replacement capital is required
7. Reduce downtime caused by leaks and help prevent inventory damage
8. Help prevent tenant complaints
9. Early detection and repair of voids to prevent mold related problems
10. Regular inspections can reveal unauthorized tenant improvements

Sullivan Roofing's Total Maintenance Program (TMP) includes:

1. Photos of current roof conditions
2. Clients enrolled in a TMP for spring and fall will receive a 5% discount on any time and material repairs conducted while enrolled in the TMP
3. Our TMP includes a related roof check list and coded roof plan
4. Trim back any overhanging tree branches to prevent wind scouring
5. Check all caulking and sealants on flashings and copings

6. Visually inspect the entire roof assembly
7. Prioritize deteriorating conditions for future repairs or replacement
8. Spot replace sealant along metal details as needed
9. Secure loose wall, curb, and or perimeter flashings
10. Removal of minor debris around roof drains and gutters
11. Re-grooming of displaced ballast if required
12. Clean up of minor general debris on roof
13. Priority 24-hour emergency dispatch for TMP clients
14. Guarantees on quality of workmanship, and integrity of materials used
15. Tailored maintenance programs that fit any budget without compromising quality
16. TMP clients can obtain a username and password to track roof conditions, reports, invoices, and roof plans 24/hr day

SRI's Total Maintenance Program not only satisfies the manufacturer's requirements for warranty maintenance but also increases the longevity of your roof and eliminates roof management aggravation!

SRI's Total Maintenance Program is unique because it does more for less money. Our TMP program starts in March for our spring inspection and November for our fall inspections. Our first priority is to perform a thorough visual inspection of your roof system. We then complete our roof top check list and code the related roof plan. Any major deficiencies or roof recommendations that cannot be completed within the maintenance allocation will be put into a proposal for approval.

We agree with the NRCA (National Roofing Contractors Association) that "nothing is more critical to (your roof's) long-term performance than establishing a program of regular inspections and proper maintenance." Regular maintenance by a qualified contractor can often extend your roof's service life by at least five years. Our service technicians are highly skilled at servicing the most common commercial roofing systems, and if any detectable deficiencies are present, can repair them before they jeopardize the life of your roof system.

SRI's Total Maintenance Program can be customized to meet your specific needs. The program provides a single point of contact, your Project Manager, who supervises all aspects of your account. Your TMP can be set up to automatically renew every year. If your roof is still within its warranty period and service or repairs are performed, you can be rest assured that our procedures and methods will follow strict accordance with those outlined in both the NRCA Repair Manual and the manufacturer's requirements for warranty.

Simply put, SRI'S TMP will increase the longevity of your roof and save you money, while keeping your warranty in full force. From satisfying your basic warranty requirements to preventative maintenance to long-term forecasting and budgeting, our TMP is the right fit for any project.

Learn more at:
SullivanRoofing.com

