

**2020**

**OPERATIONS AND MAINTENANCE ITEMS FOR DIVISION 7: STANDING SEAM ROOF, METAL WALL PANELS, METAL SOFFIT PANELS, RELATED SHEET METAL FLASHINGS:  
“UNPAINTED MILL FINISH GALVALUME PLUS® MATERIALS”**

**These simple maintenance steps should be followed for the Division 7 Metal Cladding system to achieve the desired long life-cycle performance:**

- 1) The Gutters should be cleaned at least once a year of any obstructions including accumulated leaves, pine needles and other debris that accumulate in the gutters.**
- 2) The metal cladding system should not be walked on unless absolutely necessary for required building maintenance.**
- 3) The metal system should be inspected at least once a year for any accumulated debris on the roof and such debris should be removed from the roof in a careful manner as to not scratch or damage the “Galvalume Plus”® finish on the roof. This accumulated debris includes but is not limited to: leaves, pine needles, any inanimate object thrown on the roof, such as stones, sticks, rocks or other items that will scratch or damage this “Galvalume Plus”® finish.**
- 4) Under no circumstances should any “post-construction” items be attached to this metal cladding system such as signage, weather vanes, any equipment of any type, mechanical equipment of any type, or other items that would come in contact with this cladding system.**
- 5) Any maintenance to this metal cladding system that involves repair, replacement or painting of the original installed metal cladding system should only be performed by a qualified, certified Roofing Subcontractor. Any repairs as needed over the life of this metal cladding system should not be attempted by any other subcontractor trade other than this Roofing or Sheet Metal Subcontractor. The Owner should not attempt to make these repairs with the Owner’s personnel. The Owner should not attempt to “field-paint” this material, as this will void the Warranty on the material.**
- 6) Any repairs that become necessary to the original metal cladding system should be made with the same material as the original roof system. This material is 24 Gage thick U.S Gage Steel with “Galvalume Plus”®**
- 7) If the Owner desires to wash the roof and soffit areas, care must be taken in washing the building cladding so as not to damage the installed metal cladding system. Pressure washing is NOT recommended in washing a building with this cladding, as too often the pressure washing causes damage to the metal cladding from the heavy pressure of the water pushed through this apparatus.**