

# **Solar Installations and GAF Guaranteed Roofing Systems Guidelines for Maintaining/Obtaining Guarantee Coverage**

## **Low Slope Technical Point**

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# Low Slope Technical Points & Observations

TO: GAFMC Low Slope  
Sales Team, Certified  
Contractors, Distributors.

FROM: Contractor  
Services

Date: 05/27/11

No: LS-TPO 11-01

## Subject: Solar Installations and GAF Guaranteed Roofing Systems Guidelines for Maintaining/Obtaining Guarantee Coverage

<p><b>Can Solar Systems Be Installed on GAF Guaranteed Roofing Systems?</b></p>	<p>Yes! We recognize that many property owners are investing in photovoltaic systems as an alternative energy source and most often these systems are installed on the roof top. The requirements to maintain or obtain guarantee coverage vary; depending on if the photovoltaic (PV) system is being installed on an existing GAF guaranteed system or is included in a new roofing project.</p>
<p><b>For PV System Installations on an Existing GAF Guaranteed Roofing System...</b></p>	<p>For PV system installations on an existing GAF guaranteed roofing system, these steps must be followed:</p> <ol style="list-style-type: none"> <li>1. <b>An initial inspection</b> of the existing roofing system must be performed by GAF Field Services to assess the condition of the roof. <i>The fee for this inspection is \$500.</i></li> <li>2. <b>Shop drawings</b> of the PV system layout and installation specifics must be provided to GAF for our guarantee records, including <b>all flashing details</b> that will be used to install the PV system. <b>NOTE: GAF reserves the right to decline coverage</b> where GAF believes that the installation may be deleterious to the long term performance of the GAF roofing system.</li> <li>3. <b>Any repairs/modifications to the existing roof system identified by GAF Field Services</b> must be done at the owner's cost prior to the installation of the PV system.</li> <li>4. <b>An inspection of the roofing system must be completed by GAF Field Services after the installation of the PV system</b> and any deficiencies/damage caused by the installation must be repaired. <i>The fee for this inspection is \$500.</i></li> </ol> <p>GAF reserves the right to require additional inspections as necessary to insure that our requirements are met. <i>The fee for any re-inspection is \$500.</i> After all requirements are met and fees paid, GAF will issue an addendum to the guarantee confirming guarantee coverage for leaks covered under the terms and conditions of the issued guarantee.</p>
<p><b>For PV System Installations on a New GAF Guaranteed Roofing System...</b></p>	<p>For PV system installations as a part of a new GAF guaranteed roofing system, use the following steps:</p> <ol style="list-style-type: none"> <li>1. <b>Shop drawings</b> of the PV system layout and installation specifics must be provided to GAF for our guarantee records, including <b>all flashing details</b> that will be used to install the PV system. <b>NOTE: GAF reserves the right to decline coverage</b> where GAF believes that the installation may be deleterious to the long-term performance of the GAF roofing system.</li> <li>2. <b>GAF must conduct its final inspection of the GAF roofing system PRIOR TO the installation of the PV system...</b> if this inspection is not completed; guarantee issuance may not be possible.</li> <li>3. <b>An additional inspection of the roofing system must be completed by GAF Field Services after the installation of the PV system</b> and any deficiencies/damage caused by the installation must be repaired. <i>The fee for this inspection is \$500.</i></li> </ol> <p>GAF reserves the right to require additional inspections as necessary to insure that our requirements are met. <i>The fee for any re-inspection is \$500.</i> After all requirements are met and fees paid, GAF will issue an addendum with the guarantee confirming guarantee coverage for leaks covered under the terms and conditions of the issued guarantee.</p>
<p><b>What About "Thin Film" PV Installations?</b></p>	<p>Because temperatures directly under the PV film will far exceed the in-service temperature of a TPO membrane, <b>do not install these films directly to a thermoplastic membrane that has not been specifically formulated for such elevated temperatures (EverGuard® Extreme™ TPO has been specifically formulated for these temperatures).</b> GAF will not issue any type of product or system guarantee for this type of installation unless EverGuard® Extreme™ TPO membrane is used and GAF as approved adhesive for the PV panel/film prior to the installation. If there are areas of the roof that are separated from the PV installation, GAF may, in its discretion, warrant GAF product performance in those separated areas.</p>
<p><b>What If You Are Going To Install A New GAF Guaranteed Roofing System And Plan On Adding "Thin Film" PV In A Few Years?</b></p>	<p>The GAF EverGuard® Extreme™ TPO roof system allows the installation of a solar system within 10 years without guarantee disruption and with out the need for a sacrificial sheet.</p> <p>For this option, the roof system must fully adhered and installed as follows:</p> <ul style="list-style-type: none"> <li>▪ Minimum 2 layers of insulation with the top layer an adhered cover board, such as gypsum</li> <li>▪ 60 mil membrane is eligible for 30 years</li> <li>▪ 80 mil membrane is eligible for 35 years</li> </ul>
<p><b>To Avoid Hassles...</b></p>	<p><b>Communicate with our Guarantee Services Department... open a dialogue as soon as a PV system is being considered!</b></p> <ul style="list-style-type: none"> <li>▪ What is the job name, where is it located, who is the building owner?</li> <li>▪ When is a PV system going to be installed?</li> <li>▪ What type of PV system is going to be installed?</li> </ul>
<p><b>Where Can I Get More Information?</b></p>	<p><b>GAF Technical Services can assist you...</b> with these and other questions you may have regarding your new roof installation. GAF Technical Services can be contacted at <b>800-ROOF-411 (800-766-3411)</b>. Also, <b>the GAF website is a great resource</b> for just about any question you may have or for additional information you may require. That site is at: <a href="http://www.gaf.com">www.gaf.com</a>.</p>