



# Total Building Envelope Management Solution <sup>SM</sup>

## Total Envelope - Total Capability

StructureTec's Total Building Envelope Management Solution program has evolved as a direct result of developing solutions to meet the needs of our clients. The program combines our expertise in weatherproofing technology with the increasing demand for addressing the entire building envelope under one umbrella. This "total envelope" concept incorporates all aspects of weatherproofing the structure and enables StructureTec to provide a solution for the entire facility.

StructureTec is the recognized expert in the remediation process. We specialize in working with an existing situation and developing a solution that has been tried and proven. Throughout our projects, we maintain a strong *Total Quality Management* (TQM) process, ensuring that the client receives the best possible service. Since StructureTec is not a manufacturer or a contractor, this provides an unbiased approach in developing programs for the remediation of facilities.

### Divisions

StructureTec has multiple divisions and companies to handle the various aspects of building envelopes. These divisions communicate and work together to ensure that the entire building envelope is addressed.

The **Roofing Division**<sup>SM</sup> encompasses consulting applications for roof projects.

**StructureScan**<sup>®</sup> is the division which utilizes the latest infrared technology to identify and record moisture penetration.

**DATA MANAGEMENT SERVICES**<sup>SM</sup> (DMS) develops and integrates computer software technology with building envelope expertise to provide clients with customized pro-

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grams which enable them to access all of their building envelope information on their computer.

**THE RESTORATION GROUP**<sup>SM</sup> provides engineering and consulting expertise for walls and other building envelope components. Licensed, professional engineers provide structural services as they pertain to all building envelope systems.

**EnviroTec Group**<sup>SM</sup> is the division which handles Sick Building Syndrome (SBS) and indoor air quality (IAQ) issues as they relate to and integrate with water intrusion into building envelopes.

The **Warranty Audit Program**<sup>SM</sup> provides construction review for warranty issues following the completion of the project. This process ensures that the system performs correctly and that the client receives a quality project that will last.

## StructureTec Group

**Roofing Division**<sup>SM</sup>

**StructureScan**<sup>®</sup>

**THE RESTORATION GROUP**<sup>SM</sup>

**Pavement Management Group**<sup>SM</sup>

**EnviroTec Group**<sup>SM</sup>

**DATA MANAGEMENT SERVICES**<sup>SM</sup>

**Warranty Audit Program**<sup>SM</sup>

**Construction Services Group**<sup>SM</sup>

## StructureTec Phases

**Evaluation**

**Design Development**

**Construction Documents**

**Bidding/Negotiations**

**Construction Review/Administration**

**Maintenance Programs**

**Forensic/Dispute Resolution**

StructureTec / Tec Data

The **Pavement Management Group<sup>SM</sup>** provides condition assessments for pavement on parking lots as part of StructureTec's Asset Management Program. In addition, PMG provides consulting and engineering services for the implementation of strategic maintenance programs for pavement and parking lots.

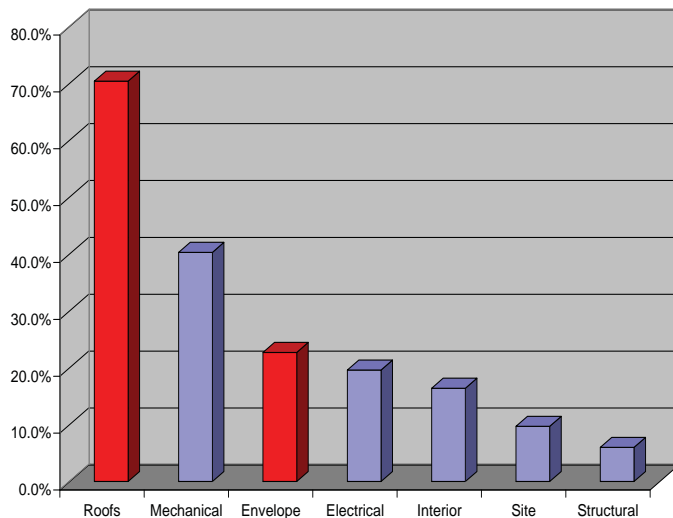
**Construction Services Group<sup>SM</sup>**, A StructureTec Company, implements strategic facilities maintenance and performs emergency repairs.

### Phases

StructureTec uses a proprietary project management process to ensure that all projects are of the highest quality. The phases included in the process are Evaluation, Design Development, Construction Documents, Bidding/Negotiations, Construction Review and Administration, and Maintenance. Separate phases, Forensic Evaluation/Dispute Resolution and Miscellaneous Consulting, are also included for special projects.

The **Evaluation Phase** is used to determine the current condition of a situation and identify the causes of any problems which are occurring. These building envelope inspections employ certified, qualified personnel who use a hands-on approach. The building envelope systems receive a condition rating during this phase, using StructureTec's proprietary Roof Condition Index (RCI) or Weatherproofing Condition Index (WCI). These indexes provide objective criteria with clear definitions that allow for standardization in monitoring building envelope components.

The **Design Development Phase** is where the actual process of system selection for repair, restoration, retrofit, or



*Building Components that Fail the Most*

## BENEFITS

- Extensive "real world" experience in solving existing problems
- Applied knowledge about how all pieces function together
- Solve the cause of the problem not just the effect
- Single, unbiased source for building structures
- High standards of quality for means, methods, and procedures
- Assure attention to detail and successful completion
- Deal with one company for the entire building envelope
- Ensure maximum return on investment
- Quality assurance program = quality end product

replacement begins. During this phase, most major project decisions are made.

The **Construction Document Phase** is when StructureTec prepares documents which will be used to obtain bid prices or negotiate a contract. These documents become legally binding between the owner and the contractor and describe the work, rights, duties, and responsibilities of all parties.

During the **Bidding/Negotiations Phase**, StructureTec assists the owner in obtaining bids or negotiating contracts from qualified contractors.

The **Construction Phase** is where the work actually occurs. StructureTec's expertise in dealing with specialized building envelope contractors allows for precise construction review in order to ensure the quality of the workmanship.

The **Maintenance Phase** is an ongoing process whereby StructureTec develops a strategic predictive maintenance plan. The work can then be performed by an outside contractor or by **StructureTec, Construction Services Group<sup>SM</sup>**

**Miscellaneous Consulting** occurs when there are additional areas of service in which our clients desire our expertise.

The **Forensic Evaluation/Dispute Resolution Phase** is used when clients have an existing problem which requires objective third-party expertise in determining causes and responsibilities of building envelope failures.

### The Outcome

StructureTec's Total Building Envelope Management Solution program is dedicated to providing cost-effective value in a manner that exceeds the client's expectations for quality and timeliness. Our clients realize the greatest return-on-investment when we provide innovative solutions with a proven track record of performance, servicing the entire building envelope as a single source entity. ■

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