



Steelway Building Systems'
Warranty Program



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Warranty Program

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Warranty Program

Glossary of Terms



Steelway (Manufacturer)

Steelway designs and manufactures a steel building system basically converting raw material into finished steel building components. Steelway is responsible for the design and fabrication of only the components that are furnished by it.

Builder

The builder who, as part of his business, buys steel building systems from a manufacturer for resale. The builder is a liaison between Steelway and the end user. The builder can fulfill various roles, i.e., supplier of the building, supplier of erection services or supplying all general contracting services. See Design-Builder

Owner / End User

The Owner, who is usually the occupant, is responsible for obtaining all required permits and approvals to build the structure; for ensuring design is carried out by a professional engineer and/or architect as prescribed by the applicable building code; for ensuring that a general review of construction is carried out by an architect or professional engineer; and generally for complying with all the terms and conditions under which the building permit or any other required permit or approval is obtained.

Erector

A party who assembles or erects a steel building system, who is employed by the builder or the owner.

Design Professional

The Designer (of the Structure) is professionally responsible, on behalf of the Owner, for the structural design of the building. He, or another suitably qualified person, is also responsible for review of the construction to determine conformance with the applicable drawings.

Contractor

The Contractor is responsible jointly and severally with the Owner for any work actually undertaken in the construction of the building. The Contractor is also responsible for observing all construction safety requirements.

Design Builder

The Design-Builder is a Contractor who employs or retains a professional engineer and/or architect so that the Design-Builder can assume the roles of both the Designer (of the structure) and Contractor.

Project Management Team

The Steelway Project Management Team is responsible for the coordination of all building orders from order release to order shipment as well as all claims and warranty issues.

Steelway Engineer

The SBS Engineer will supply a Certificate of Design and Manufacturing Conformance stating the design criteria used and the loads assumed in the design. The Certificate of Design and Manufacturing Conformance places sole responsibility for the design of the components with the SBS Engineer.

Warranty Program

Introduction



Steelway Building Systems (Steelway) is a quality Canadian manufacturer of steel building systems. Our products are designed and detailed by industry leading professionals. Our state of the art manufacturing facilities use industry leading technology with skilled staff to produce highly accurate and quality products. We stand behind the products that we produce and are proud to offer the following warranty coverage.

Warranties are, for the most part, a pass through of the warranty issued by a Steelway supplier to Steelway. These warranties to Steelway contain the conditions by which the product must be manufactured, stored and installed.

As a supplier of material, Steelway provides high quality products and services designed for a wide range of applications typically found in the building systems business. It is impossible for a supplier to know the application of each particular product for each owner's particular purpose. It is important that the owner, his agent, specifier, architect or consultant match the products offered by Steelway to the application that best meets the owner's needs and expectations.

The product warranties offered by Steelway describe the expected results of the product under normal conditions. The warranties also specifically describe those cases that render the warranty invalid. Once a warranty is voided, for any reason, it cannot be reinstated. The fit of a product to a particular purpose must therefore lie with the owner, his agent, architect or consultant.

Job site storage and installation now becomes critical. The warranty and product instructions are clearly written to emphasize this point. If the product is not handled correctly on the site, it does not guarantee that the product will fail. It does guarantee that the likelihood of product failure is great. The builder and erector must comply with Steelway's General Erection Instructions (Appendix 1 on page 9).

The most critical stage in a product's life is the construction stage. Improper storage and handling of materials on the site are major causes of warranty claims. Unfortunately, for the owner or erector, the costs of replacement panels and labour are not covered by the warranty when improperly handled or stored at the site. The finishes found on Steelway panels and steel should provide the owner years of low maintenance service provided they are properly applied and installed.

Steelway offers an optional weather tightness warranty for the RTL-24 Roof System for an additional fee. The requirement of a weather tightness warranty must be identified at the estimate stage so the costs can be included in the project. If the requirement is identified at a later date, the warranty may be granted at the discretion of Steelway, however, the request must be made at least four weeks prior to the installation of the roof. Inspections by a Steelway Representative are required during installation of the roof system, and specific requirements must be met for the warranty to be valid. Please refer to the request form on page 8 for further details.

Standard warranties are offered on all buildings and will be forwarded to the builder (customer) within 90 days of the final shipment of each building by the appropriate Project Manager. A cover letter from the Vice-President – Sales will accompany the warranty documents outlining our appreciation for the project.

Steelway warranties are not valid until all Steelway invoices are paid in full.

Canadian Sheet Steel Building Institute (CSSBI)

In order to clarify the responsibilities of the parties involved in a steel building system transaction, review the online resources CSSBI B8-06 at www.cssbi.ca/publications. This bulletin is also attached as Appendix 6 on page 23 of this document.

Warranty Program

Warranty Violations



Location, Weather, Atmospheric Conditions

A "Yes" answer to any of these questions (1-8) may indicate an exposure area which would be subject to Corrosive Environment Exclusions in the Steelway warranties; however, many positive effects of recent local pollution abatement programs should be considered in evaluating the environmental exposure. A "Yes" answer may indicate that the building may be affected by the condition described and therefore product service life may be diminished accordingly.

1. Has the local environment changed in the past three years relative to possible producers of corrosive chemicals, fumes, or ashes?
2. Does existing plain galvalume material in the local environment, that has been exposed for five years or less, show signs of rust stains?
3. Is the area subject to salt water marine atmosphere or constant spraying of fresh water (cooling tower/highway overpass)?
4. Is the area subject to fallout or exposure to corrosive chemicals, fumes, ash cement dust, animal waste or pressure treated wood?
5. Is the area subject to water run-off from lead or copper flashing or flashings or to areas of metallic contact with lead or copper?
6. Are there conditions or circumstance where corrosive fumes or condensates are generated or released inside the building?
7. Will the operation proposed in the building create a very high humidity (over 50% RH)?
8. Are there existing operations within 1,000 meter radius of the proposed site that are possible producers of corrosive chemicals, fumes, or ashes?

Fossil Fuel Power Plants	Steel Mills
Chemical Plants	Paper Plants
Foundries	Refineries
Plating Works	Cement Plants
Kilns	Concrete Products Plants
Fertilizer Plants	Other Corrosive Producers

Warranty Program

Obtaining a Warranty



Standard Warranties

Standard warranties are offered on all buildings and will be forwarded to the builder (customer) within 90 days of the final shipment of each building by the appropriate Project Manager. Optional warranties will also be offered with a fee that will be negotiated during contract negotiations. The warranties are not valid until full payment of all Steelway invoices has been received.

Standard Warranties include:

- Materials & Workmanship – Appendix 2
- Silicone Modified Polyester Series Prepainted Roof & Wall Panels – Appendix 3
- 25 Year Galvalume® Product - AZ 165 Coating – Appendix 4

Optional Warranties include:

- 10 Year Steelway RTL-24 Weather Tightness Warranty – Appendix 5
- 20 Year Steelway RTL-24 Weather Tightness Warranty – Appendix 5

In the Event of a Claim – What Needs to be Done

Should you observe that the product is not performing according to expectations, it is necessary for the builder to investigate the site in order to collect the proper information before filing a claim.

A Quality of Service Claim form requested from the Steelway Project Management Team, must be completed with a full description of the product defect, provide high quality photographs showing the affected area(s) and be submitted to Steelway, along with a copy of the original warranty documents.

Panel samples may be required for testing by Steelway to compare the field sample with the product mill reports kept on file at Steelway and at Steelway's supplier. Field samples are usually 3" x 5" and taken from an out-of-the way area. The cost of sample testing at a mill will be covered by Steelway if the panel is found to be defective; however, should the panel be found to be affected by a cause beyond the control of Steelway, the owner or builder shall be invoiced for testing.

Upon reviewing the claim, Steelway may dispatch a field representative to further investigate. If it is determined that the claim is beyond Steelway's responsibility, the inspection costs will be invoiced to the owner or builder.

After a visit by Steelway, please allow two to three weeks for investigation and possible testing before receiving our reply. During this time take no action unless prescribed in writing by Steelway, or unless emergency steps must be taken to prevent damage to building contents.

Keep a copy of your warranty in a safe place.

Warranty Program

Roof Maintenance



Routine Roof Maintenance is a Must

As you do with all roof materials, steel roof systems require some periodic maintenance. All areas must be kept clear of debris and dirt. Some repair of sealants, screws and flashings are a normal part of building ownership.

Annual maintenance records must be kept showing tasks performed. Any warranty claims may be reduced or voided if no annual records were kept of maintenance performed. Other information concerning maintenance of products can be found in the **Preventive Maintenance Manual** or contact your builder.

The roof of your Steelway building is an area that is seldom seen and consequently too often forgotten in planning routine building care. Steelway roof systems are designed to withstand severe weather conditions and provide years of maximum protection at the lowest possible cost; however, as with any roof system, some maintenance and care is required to give the roof the most service to the owner. Following these simple suggestions will greatly enhance the probability of continuing trouble-free service.

1. Protect the Roof from Foot Traffic

Roof traffic should be kept to an absolute minimum. Always walk in the flat of the panel between the corrugations, and as much as possible walk at or near the supporting roof structurals. Observe good, safe habits while on the roof and obey all MINISTRY OF LABOUR or applicable regulations.

Where frequent or heavy traffic is anticipated, use roof service ways to protect the roof. This is particularly helpful where regular servicing of roof-mounted mechanical equipment is required or during the installation of such equipment that was not part of the original construction.

2. Roof Mounted Equipment

Sealants around roof openings for mechanical equipment, ventilation, roof jacks, etc., are particularly susceptible to deterioration from weathering. These areas should be inspected annually and resealed as needed.

Roof mounted equipment should be maintained to prevent rust of support steel from dropping on the roof surface and to prevent any drainage onto the roof surface that might contain corrosives.

Water drippings from bare copper wire, copper pipe, or copper flashings contain ions that are corrosive to the roof. These items and adjacent panels should be painted to minimize the problem if the copper source cannot be eliminated. Areas subject to run-off from lead or copper will void the warranty. Condensate from air conditioners or evaporators should never be allowed to drain directly onto the roof. This condensate shall be piped off the roof to drains. Plastic pipe is recommended. Never use copper pipe. Steel pipe is also undesirable unless painted.

3. Restore Sealants Around Roof Openings

Sealants around roof openings for mechanical equipment, ventilation, roof jacks, etc., are particularly susceptible to deterioration from weathering. These areas should be inspected annually and resealed as needed.

4. Keep Roof Free of Debris and Markings

Roof and gutters should be kept free from debris. The roof should be inspected periodically and any debris removed. Gutters and downspouts should be cleaned as necessary. Careful clean-up of all materials and debris following any roof activity or maintenance is extremely important. Drill chips, wire, metal scrap, insulation and other debris left on the roof to weather and corrode can be very damaging to steel roof materials, and therefore should be removed immediately.

When identifying areas that require maintenance, do not use pencil lead. Pencil lead will corrode Galvalume®.

Tip: Use clothes pins (on the seams) or coloured electrical tape.

Also, flying debris from tools such as abrasive saws (hot saws) and welding equipment can create much roof material damage. Extreme care and skill must be used with these tools.

5. Periodic Routine Maintenance to Seal Roof Openings

Check for loose or missing screws and look for small holes caused by the dropping of screws and the like.

Warranty Program

Primer



Structural Primers for Steelway Buildings

With increased environmental concerns, paint systems have become more regulated in Canada and North America. Reductions of VOC's and other controlled elements have changed the composition of today's paints. The result is that the primer that you find on Steelway primary and secondary framing, while a high quality primer, has limited outdoor protection.

The paint applied by Steelway is only a primer coat designed to protect the product for very short periods of time. The specifications for paint can be found in the **Steelway Specifications Guide** located on our website at steelway.com/content/resources.

Steelway's standard primer provides temporary protection against rust during transportation and while the building is being erected. Our primer is not designed for long term exposure to the elements. It is the erector's responsibility to protect the steel if it is to be stored on site for any length of time. Purlins and girts should be covered and sloped to allow for water to drain off material. Primary steel should be covered and safely stacked in an upright position. Water that is allowed to pond on flanges or webs can cause the primer to lift and flake off the steel over time. Steelway will not be held responsible for the paint damage by ponding water. It is the erector's responsibility to touch up shop primer that has been damaged during erection. Please see page 12 General Erection Instructions - Shop Primed Steel.

Steelway will quote specialty coatings at the builder's request. If purchased, Steelway will ship structural steel to a subcontractor for application of more protective or decorative coatings.

Steelway will not accept claims for rust appearing on structural steel.

Request for Optional Warranty

Weather Tightness RTL-24 Roof System Warranty



BUILDER		ERECTION SUBCONTRACTOR (OR 'OWN CREW' AS REQUIRED)			
		RTL TRAINING		YES / DATE	NO
BUILDER STREET ADDRESS		CITY	PROV		P/C
OWNER NAME					
OWNER STREET ADDRESS		CITY	PROV		P/C
SBS PROJECT NAME		SBS PROJECT #	SHIP DATE		DATE SUBMITTED
PROJECT LOCATION-STREET ADDRESS		CITY	PROV	P/C	SUBSTANTIAL COMPLETION DATE
TYPE OF ROOF MATERIAL		SQUARE FOOTAGE	GAUGE		COLOUR
ROOF PANEL WARRANTY REQUESTED			FEE (IF NOT INCLUDED IN THE BUILDING PRICE)		
STEELWAY BUILDING SYSTEMS RTL-24 PANELS		10 YEAR WEATHER TIGHTNESS			
		20 YEAR WEATHER TIGHTNESS			
TOTAL					

This document must be returned with the signed building order.

The following procedures must be followed to validate the warranty:

1. The Builder/Erector must have attended Steelway's RTL Roof Installation Seminar (within a reasonable time period). The RTL Seminar will be an additional cost (per person) to the Builder/Erector. A trained foreman and a minimum of two trained crew members must be present during the complete roof installation.
2. The Builder/ Erector must notify their Steelway Project Manager four weeks in advance of the start of the roof installation.
3. A Steelway Representative must be onsite on the first day of the roof (RTL-24) installation to witness that the installation is proper and to suggest any necessary corrections.
4. A Steelway Representative must also complete a final inspection when the roof is complete (along with the remaining building envelop) and provide a written inspection report.
5. The Builder/Erector must correct any deficiencies, make any repairs reported on the final inspection report and provide high quality photographs to the inspector.
6. A third follow-up inspection of the corrected deficiencies may be required at the discretion of the inspector. The Builder/ Erector will be charged for this inspection.
7. The Warranty will be issued once Steelway is satisfied that the roof is acceptable and adheres to Steelway's standards. Warranties are not valid until all Steelway invoices are paid in full.

Builder Company Name

Signature of Authorized Builder Representative

Date

Printed Name

Appendix 1

General Erection Instructions



Design Responsibility

Steelway's engineer is not the design professional or engineer of record for the construction project. Steelway is not responsible for the design of any component or materials not sold by it, or their interface and connection with the steel building system unless such design responsibility is specifically required by the contract documents. Steelway is only responsible for ensuring that the components supplied by it are designed in accordance with the applicable building codes and other criteria, all as specified by the owner, the professional engineer and/or architect of record retained by the owner, or the design-builder.

The designer (of the structure) whether design-builder, architect and/or professional engineer of record, is responsible for specifying to Steelway the codes and standards to govern design; all design loads such as snow loads (including coefficients and drift conditions), wind loads, collateral loads, site conditions for seismic design; and any other superimposed loads which the structure is required to sustain. It is a violation of the law for any person, unless he/she is acting under the direction of a licensed professional engineer, to alter any item on these plans in any way. If any item on these plans is altered, the altering engineer must affix to the item his/her seal and the notation "altered by" followed by his/her signature and the date of such alteration, and a specific description of the alteration. Steelway assumes that all windows and doors will be designed to withstand the wind loads shown and will remain closed during periods of severe winds (this does not apply to buildings designed as Category 3).

For further clarification of design responsibility, refer to CSSBI B8-06 - buildings incorporating steel building systems: responsibilities of the parties involved.

Foundation Design

Steelway is not responsible for the design, materials, and workmanship of the foundation. Anchor bolt plans prepared by Steelway are intended to show only location, diameter, and projection of anchor bolts required to attach the steel building system to the foundation. It is the responsibility of the end customer and/or their design professional to ensure that adequate provisions are made for specifying bolt embedment, bearing angles, tie rods, and/or other associated items embedded in the concrete foundation, as well as foundation design for the loads imposed by the steel building system, other imposed loads, and the bearing capacity of the soil and other conditions of the building site.

Steelway does not specify grout requirements - this is the responsibility of the foundation designer. The chart provided with the anchor plans/details is intended to demonstrate that grout shall be taken into account when determining anchor bolt projection. It does not constitute the specification of grout by the Steelway engineer.

Serviceability

Unless otherwise specified in the contract documents, Steelway uses industry standard deflection limits as specified in the metal building manufacturers association (MBMA, latest edition) design manual. In general, we do not use the recommended limits specified in annex D of S16-09, which is a non-mandatory part of this standard.

Site Inspections

Steelway does not perform general review of construction (site inspections) for components supplied by it. This responsibility is explicitly excluded from Steelway's scope of work, unless specified in the contract documents for an agreed fee.

Existing Buildings

Steelway does not investigate the influence of the steel building system on the existing buildings or structures. The end customer and/or their design professional must ensure that such buildings and structures are adequate to resist snow loads or other conditions as a result of the presence of the steel building system.

Appendix 1

General Erection Instructions



Independent/Self-Supporting Components

Mezzanines, block walls or any other components by others that are identified as independent or self-supporting, must be designed by a professional engineer. The engineer must ensure that proper isolation from the Steelway building has been provided to avoid structural damage due to differential movements, or inadvertently applying loads to the steelway structure. Steelway accepts no responsibility for the design of any independent/self-supporting components.

Fire Code Compliance

It is the responsibility of the project design professional and builder to comply with local fire code regulations including consideration of, but not limited to, building use and occupancy, all building construction materials, separation requirements, egress requirements, fire protection systems, etc. The builder shall advise Steelway of any special requirements to be furnished by steelway.

Drawing Discrepancies

In case of discrepancies between Steelway's drawings and details versus the plans for other trades, the Steelway steel plans govern (CISC code of standard practice). Customer approval of Steelway drawings constitutes acceptance of Steelway's interpretation of the project. Thereafter, any revisions shall be communicated by marking up Steelway's drawings with the appropriate changes and sending to our Project Management Team.

Erection - General

Steelway is not responsible for the erection of the steel building system, the supply of any tools or equipment, supervision for the erection of the structure, or any other field work. Field erection of a steel building, as in all construction projects, involves hazards to persons within the area of the construction and risk of damage to the property itself. Steelway does furnish a general erection manual, however field erection procedures can vary because of many items including local conditions, equipment availability, the type of building being erected, and the expertise of the particular erector. The erector, by entering into a contract to erect the building, holds itself out as skilled in the erection of steel building systems, and is responsible for complying with all applicable municipal, provincial, and federal construction and safety regulations as well as any applicable requirements of municipal, provincial, federal, or international union rules or practices. The erection drawings furnished by Steelway are not intended to specify any particular method of erection to be followed by the erector. The erector remains solely responsible for the safety and appropriateness of all techniques and all methods utilized by its crews in the erection of the steel building system. The erector is also responsible for supplying any safety devices such as fall arrest systems, man-lifts, and anchor points etc., which may be required to safely erect the steel building system. Steelway expressly disclaims any responsibility for injury to persons in the course of erection or damage to the product itself. Only experienced persons who are skilled and qualified in the erection of steel buildings should be permitted to field-erect a building due to the hazards of this construction activity. All erection equipment and detailed erecting procedures will be determined by an independent qualified professional engineer retained by the builder as required.

Erection Tolerances

Erection tolerances are those set forth in the "design of steel structures" (CAN/CSA S16-09 10th ed.).

Temporary Bracing During Construction

The erector shall furnish temporary guys and bracing where needed for squaring, plumbing, and securing the structural framing against loads, such as wind loads acting on the exposed framing, as well as loads due to erection equipment and operation. These construction loads can be significantly higher than loads which will be applied once the building is completely erected, and accordingly, bracing furnished by Steelway for the steel building system cannot be assumed to be adequate during erection. Column baseplates are typically 'pin' connections, and it is therefore extremely dangerous to leave any column as 'free standing' (no lateral support at the top) for any length of time. Special care must be taken when columns are grouted, as they tend to be unstable until the grout is in place. Temporary supports such as temporary guys, bracing, falsework, cribbling or other elements required for the erection operation shall be determined, furnished, and installed by the erector.

Appendix 1

General Erection Instructions



Bolt Tightening

The proper tightening and inspection of all fasteners is the responsibility of the erector. All high strength (A325, A490) bolts and nuts must be tightened by the "turn-of-the-nut" method as specified under the "design of steel structures" (CAN/CSA S16-09 10th ed.) Standard - installation and inspection of bolted joints. Inspection of high strength bolt and nut installation by other than the erector must also be specified in the contract documents and the erector is responsible for ensuring that installation and inspection procedures are compatible prior to the start of erection.

Field Welding

All field welding shall be done at the direction of a design professional, and done in accordance with CWB requirements by welders qualified to perform the applicable welding procedure. Use minimum 70ksi electrodes. Field inspection is not by Steelway.

Fabrication/Drawing Errors

The builder/customer is responsible for contacting Steelway's Project Management Team to advise Steelway of fabrication/drawing problems and corresponding field correction cost estimates. Steelway will then be responsible for providing the builder with written approval to proceed with appropriate field corrections. This will be done in a timely manner. **Note: if the builder proceeds with corrective work without Steelway's approval, they are doing so at their own risk and cost! Steelway will only be responsible for claims where the builder/customer documents the problem, its correction, and reasonable costs for repair and submits same for payment within 15 days of the occurrence.**

Correction of Errors and Repairs

The correction of minor misalignments by the use of driftpins to draw the components into line, shimming, moderate amounts of reaming, chipping, welding, or cutting and the replacement of minor shortages of material are a normal part of erection and are not subject to claim (cisc code of standard practice 10th ed.).

Deliveries and Shortages

- (a) Unless otherwise specified, terms shall be F.O.B. Steelway point of manufacture. If transportation charges are incorporated in the price quoted, such charges are freight prepaid unless otherwise specified.
- B) Delivery shall be deemed to occur when the goods are shipped from the point of manufacture.
- C) Steelway is authorized to ship in installments. If for any reason the delivery is delayed by the purchaser, storage or demurrage costs will be borne by the purchaser.
- D) Delivery dates are approximate only, and any estimated delivery schedule, if stated, shall be determined from the date Steelway receives complete and satisfactory information necessary to manufacture the goods. Steelway shall not, however, be liable for any delay in delivery caused by conditions beyond Steelway's reasonable control. In addition, there may be delays in delivery of goods not normally carried by Steelway. Any such causes of delay even though existing on the date of order or on the date of starting of manufacture shall extend the time of Steelway performance by the length of delays occasioned thereby, including delays reasonably incident to the resumption of normal procedures.
- E) Under no circumstances shall Steelway be liable for any indirect or consequential damages whatsoever.
- F) Steelway will endeavour to deliver the goods on the required delivery date. The Steelway truck is not considered late if deliveries are within one hour of the scheduled delivery date. If the shipment is by contract carrier (F.O.B. Steelway) it is the responsibility of the customer to file claims with the carrier. Steelway cannot assume any liability for the claim.
- G) In the event that any services to be performed by Steelway shall be delayed by more than thirty (30) days on account of factors beyond Steelway's control, then upon notice from Steelway, purchaser shall pay Steelway the cost of all work, services and materials to the date of such notice.
- H) The purchaser shall be responsible to inspect all goods received pursuant hereto. If the purchaser is of the view that part of the goods are damaged preventing use of same, such goods shall be noted as damaged and the Steelway Project Management Team shall be notified immediately to determine what rectification in Steelway's sole absolute discretion is necessary. Steelway shall not accept claims for damage after loading at the Steelway

Appendix 1

General Erection Instructions



plant or caused during transit, unloading or handling at the jobsite. Further, Steelway shall not accept claims for visible shortages unless Steelway is notified within 48 hours of taking delivery and one copy of the packing list, with shortages properly noted, is returned to Steelway within the said 48 hours. Steelway shall not accept claims for shortages that are not visible unless Steelway is notified within fifteen (15) days of taking delivery and one copy of the packing list, with shortages properly noted, is returned to Steelway within the said fifteen (15) days. Steelway shall not be responsible for any cost, expense, or damage of any kind arising from the use of damaged or otherwise defective goods. Steelway will not accept the cost of equipment (rental or depreciation), small tools, supervision, overhead or profit subject to any claim. Any claim must be approved by the Steelway Project Management Team.

Invoice Payment

By acceptance of the materials or services, the builder and/or customer agrees to Steelway's Terms & Conditions. At no time is it acceptable to deduct a back charge or shortage from an invoice. Each claim will be adjudicated on its own merit and settled accordingly.

Shop Primed Steel

All structural members of the steel building system not fabricated of corrosion resistant material or protected by a corrosion resistant coating are painted with one coat of shop primer meeting the performance requirements of CISC/CPMA 2-75 (excluding clause 4.1.2). Prior to painting, all surfaces to receive shop primer are cleaned of grease and oils by using SSPC cleaning method SP1, SP2 or SP3 as required. The coat of shop primer is intended to protect the steel framing for only a short period of exposure to ordinary atmospheric conditions. It provides temporary protection against rust during transportation and while the building is being erected, not to exceed 90 days as per CISC code of standard practice. Shop primed steel which is stored in the field pending erection should be kept free from the ground and positioned to eliminate water-holding pockets, dust, mud, and other contamination of the primer film. Purlins and girts should be covered and sloped to allow water to drain off. Primary steel should be covered and safely stacked in an upright position. Water that is allowed to pond on flanges or webs can cause the primer to lift and/or flake off the steel over time. Steelway will not be held responsible for paint damaged by ponding water, foreign material, or exposure to atmospheric/environmental conditions, as a result of improper field storage. Field-applied coatings may not be compatible with Steelway primer, and any damage resulting from such coatings is not the responsibility of Steelway.

Damage to Material Finishes

Minor abrasions to the painted or galvanized finish, caused by handling, loading, shipping, unloading, and erection, are unavoidable, and are not subject to claim. Touchup of these minor abrasions is the responsibility of the erector and/or the end customer.

Appendix 2 - Standard Warranty Materials & Workmanship



Job No. _____ Shipment Date _____
Builder _____ Substantial Completion Date _____
Building Location _____ Owner _____

1. Steelway Building Systems (Steelway), a division of Glen White Industries Ltd. hereby warrants the building materials, sold by it for the building above described, to be free from of any defect in material or workmanship under normal use and service, for a period of 18 months from the shipping date or one year from date of substantial completion whichever occurs sooner. Steelway's obligation under this Warranty shall be limited to repair or replacement only, of any defective parts manufactured by Steelway, except as provided herein. Any warranty claim must be reported to Steelway within one (1) year from the shipment date noted above and in a manner as referred to in Paragraph 6 herein. Steelway certifies that the building is designed to the loads specified to Steelway in general compliance with the specified building code; the Builder has the responsibility of determining the applicable loads. The Steelway Engineer is not the Engineer of Record and cannot be construed as such.

Steelway warrants that all welding will meet the requirements of the Canadian Welding Bureau CWB W59/W47. Steelway warrants the fit up, paint and workmanship will meet the standards in CSA S16, CSA A660, and S136.

2. Any failure in the above must be reported in writing to Steelway within the time limits set out below.

THIS WARRANTY IS SUBJECT TO THE FOLLOWING LIMITATIONS, PROVISIONS AND CONDITIONS:

3. This warranty herein does not apply:
- (a) To any coatings on any material sold by Steelway, as such is covered by another specific warranty given by Steelway or by Steelway suppliers as in "e" herein.
 - (b) To any building material sold by Steelway where it is used in areas exposed to corrosive or aggressive conditions including, but not limited to, salt water, acids, alkalis or other corrosive chemicals from either inside or outside the building.
 - (c) To failures or defects arising out of damage during shipment or during storage on the building site.
 - (d) To roof panels by reason of failure to provide free drainage of water around roof penetrations or from other roof-mounted equipment or apparatus.
 - (e) To products or materials which are not manufactured by Steelway, except to the extent of the warranty given by the actual manufacturer.
 - (f) To materials replaced or repaired under this warranty, except to the extent of the remainder of the applicable warranty.
 - (g) To damage resulting from misuse, negligence, accident or improper site preparation by others.
 - (h) If the building material had been altered or modified by others.
 - (i) If the building material has not been installed strictly

in accordance with Steelway manuals and instructions. Steelway will accept no responsibility for any damage or personal injury caused by improper installation whether due to roof leaks, water damage, high humidity, excess loads indicated on our drawings, or improper installation of HVAC equipment.

- (j) To defects or failure of the foundation.
- (k) Acts of God, earthquakes, tornadoes, etc.
- (l) Falling objects, service traffic, ice build-up or misuse.
- (m) Any other use beyond the control of Steelway.
- (o) All structural members of the steel building system not fabricated of corrosion resistant material or protected by a corrosion resistant coating are painted with one coat of shop primer meeting the performance requirements of CISC/CPMA 2-75 (excluding clause 4.1.2). Prior to painting, all surfaces to receive shop primer are cleaned of grease and oils by using SSPC cleaning method SP1, SP2 or SP3 as required. The coat of shop primer is intended to protect the steel framing for only a short period of exposure to ordinary atmospheric conditions. It provides temporary protection against rust during transportation and while the building is being erected, not to exceed 90 days as per CISC code of standard practice. Shop primed steel which is stored in the field pending erection should be kept free from the ground and positioned to eliminate water-holding pockets, dust, mud, and other contamination of the primer film. Purlins and girts should be covered and sloped to allow water to drain off. Primary steel should be covered and safely stacked in an upright position. Water that is allowed to pond on flanges or webs can cause the primer to lift and/or flake off the steel over time.

Steelway will not be held responsible for paint damaged by ponding water. Steelway is not responsible for deterioration of the shop coat of primer or corrosion that may result from either exposure to atmospheric or environmental conditions, or the compatibility of the primer to any field applied coating. Minor abrasions to the shop coat (including galvanizing) caused by handling, loading, shipping, unloading, and installation after painting or galvanizing are unavoidable. Touch-up of these minor abrasions is the responsibility of the End Customer. It is the Erectors responsibility to touch-up shop primer that has been damaged during installation.

- 4. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
- 5. Steelway does not warranty any building material to meet local or municipal ordinance, codes, or other regulations.
- 6. The obligation of Steelway under this Warranty shall not arise unless Steelway is notified and this Warranty is presented, together with a written statement specifying

Appendix 2a - Standard Warranty Materials & Workmanship



Job No. _____ Shipment Date _____
Builder _____ Substantial Completion Date _____
Building Location _____ Owner _____

1. Steelway Building Systems (Steelway), a division of Glen White Industries Ltd. hereby warrants the building materials, sold by it for the building above described, to be free from of any defect in material or workmanship under normal use and service, for a period of 18 months from the shipping date or one year from date of substantial completion whichever occurs sooner. Steelway's obligation under this Warranty shall be limited to repair or replacement only, of any defective parts manufactured by Steelway, except as provided herein. Any warranty claim must be reported to Steelway within one (1) year from the shipment date noted above and in a manner as referred to in Paragraph 6 herein. Steelway certifies that the building is designed to the loads specified to Steelway in general compliance with the specified building code; the Builder has the responsibility of determining the applicable loads. The Steelway Engineer is not the Engineer of Record and cannot be construed as such.

Steelway warrants that all welding will meet the requirements of the Canadian Welding Bureau CWB W59/W47. Steelway warrants the fit up, paint and workmanship will meet the standards in CSA S16, CSA A660, and S136.

2. Any failure in the above must be reported in writing to Steelway within the time limits set out below.

THIS WARRANTY IS SUBJECT TO THE FOLLOWING LIMITATIONS, PROVISIONS AND CONDITIONS:

3. This warranty herein does not apply:

- (a) To any coatings on any material sold by Steelway, as such is covered by another specific warranty given by Steelway or by Steelway suppliers as in "e" herein.
- (b) To any building material sold by Steelway where it is used in areas exposed to corrosive or aggressive conditions including, but not limited to, salt water, acids, alkalis or other corrosive chemicals from either inside or outside the building.
- (c) To failures or defects arising out of damage during shipment or during storage on the building site.
- (d) To roof panels by reason of failure to provide free drainage of water around roof penetrations or from other roof-mounted equipment or apparatus.
- (e) To products or materials which are not manufactured by Steelway, except to the extent of the warranty given by the actual manufacturer.
- (f) To materials replaced or repaired under this warranty, except to the extent of the remainder of the applicable warranty.
- (g) To damage resulting from misuse, negligence, accident or improper site preparation by others.
- (h) If the building material had been altered or modified by others.
- (i) If the building material has not been installed strictly

in accordance with Steelway manuals and instructions. Steelway will accept no responsibility for any damage or personal injury caused by improper installation whether due to roof leaks, water damage, high humidity, excess loads indicated on our drawings, or improper installation of HVAC equipment.

- (j) To defects or failure of the foundation.
- (k) Acts of God, earthquakes, tornadoes, etc.
- (l) Falling objects, service traffic, ice build-up or misuse.
- (m) Any other use beyond the control of Steelway.
- (o) All structural members of the steel building system not fabricated of corrosion resistant material or protected by a corrosion resistant coating are painted with one coat of shop primer meeting the performance requirements of CISC/CPMA 2-75 (excluding clause 4.1.2). Prior to painting, all surfaces to receive shop primer are cleaned of grease and oils by using SSPC cleaning method SP1, SP2 or SP3 as required. The coat of shop primer is intended to protect the steel framing for only a short period of exposure to ordinary atmospheric conditions. It provides temporary protection against rust during transportation and while the building is being erected, not to exceed 90 days as per CISC code of standard practice. Shop primed steel which is stored in the field pending erection should be kept free from the ground and positioned to eliminate water-holding pockets, dust, mud, and other contamination of the primer film. Purlins and girts should be covered and sloped to allow water to drain off. Primary steel should be covered and safely stacked in an upright position. Water that is allowed to pond on flanges or webs can cause the primer to lift and/or flake off the steel over time.

Steelway will not be held responsible for paint damaged by ponding water. Steelway is not responsible for deterioration of the shop coat of primer or corrosion that may result from either exposure to atmospheric or environmental conditions, or the compatibility of the primer to any field applied coating. Minor abrasions to the shop coat (including galvanizing) caused by handling, loading, shipping, unloading, and installation after painting or galvanizing are unavoidable. Touch-up of these minor abrasions is the responsibility of the End Customer. It is the Erectors responsibility to touch-up shop primer that has been damaged during installation.

- 4. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
- 5. Steelway does not warranty any building material to meet local or municipal ordinance, codes, or other regulations.
- 6. The obligation of Steelway under this Warranty shall not arise unless Steelway is notified and this Warranty is presented, together with a written statement specifying

Appendix 2a - Standard Warranty Materials & Workmanship



the claim or defect, within Thirty (30) days after a failure or defect is first detected or made known to the owner and within one (1) year from the date noted above. Steelway, in its sole discretion, shall determine if the claim is valid and whether correction of the defect or failure shall be made by repair or by replacement of the materials.

7. The obligation of Steelway hereunder extends only to the original owner listed above, and to the Steelway Builder to whom the materials may have been initially sold. This warranty shall not be subject to any assignment or transfer without the written consent of Steelway.
8. The word "Goods" herein shall mean the building materials sold by Steelway for the building described above. The word "Builder" herein refers to the Builder named above.
 - (a) Steelway shall not be liable for any incidental/ consequential loss or damage, however caused, including, without limitation, normal wear and tear. In addition, the warranty expressed hereunder shall be void in the event that an alteration or repair is made to the Goods by any person other than as authorized by Steelway. This warranty does not include expendable components, if any, and any components not manufactured by Steelway.
 - (b) Steelway makes no express or implied warranties of any nature whatsoever except for such express warranties as set out herein. The warranty provided herein is in lieu of and excludes all other warranties, guarantees or conditions pertaining to the Goods, written or oral, statutory, express or implied, (except the warranty as to title) including any warranty as to the marketability or fitness for any particular purpose. Steelway expressly disclaims all other representations, conditions or warranties, express or implied, statutory or otherwise and any representations, warranties or conditions that may arise from a course of dealing or usage of trade. The warranty provided herein shall constitute Steelway's sole obligation and liability and the Builder's and the owner's sole remedy for breach of warranty. No other warranty has been made by any employee, agent, or representative of Steelway and any statements contained in any other printed material of Steelway are expressly excluded herefrom. Steelway shall not be responsible for any warranty offered by the Builder to the owner with respect to the Goods and the Builder shall indemnify Steelway with respect to same if the owner makes a claim against Steelway relating to any such warranty. The warranty of Steelway is not assignable by the Builder or the owner.

- (c) Subject to Steelway's obligation contained in Paragraph One herein none of Steelway, its officers, directors, servants or agents shall be liable or responsible for any loss or damage (including strict liability and liability for loss or damage due to items which the manufacturing processes are designed to identify) whether such loss or damage is caused by negligence in any manner whatsoever (including gross negligence) error, misrepresentation, misstatement, imprudence, lack of skill or lack of judgment.
 - (d) In no event will the total liability of Steelway for any damages incurred by the Builder or owner ever exceed the fees actually paid by the Builder to Steelway under this Agreement, regardless of the form of action, whether based in contract, tort, warranty, negligence, strict liability, products liability or otherwise.
9. The construction and interpretation of this Warranty shall be governed by the laws of the Province of Ontario.
 10. Steelway shall not have any obligation under any warranty herein until all accounts, from material and installation of the said building and components thereof, and for labour and other work performed by Steelway, have been paid in full.

Preventive Maintenance Manual: Steelway has made available a Preventive Maintenance Manual. The purpose of the manual is to assist in maintaining and protecting your new building. You can access and print this manual at steelway.com.

Appendix 3 - Standard Warranty

Silicone Modified Polyester Series Prepainted Roof & Wall Panels



Job No. _____ Shipment Date _____

Builder _____ Substantial Completion Date _____

Building Location _____ Owner _____

1. In addition to the Standard Material & Workmanship Warranty, Steelway Building Systems (Steelway) a division of Glen White Industries Ltd. warrants, as a pass-through from the raw material manufacturer(s), pre-painted roof and wall panels as follows:

A. PRE-PAINTED ROOF PANELS:

That the pre-coated paint, on all non-vertical installations, will under normal weather and climatic conditions

- (i) During the first forty (40) years from shipment date, have no evidence of cracking, flaking, or checking to an extent that is apparent on ordinary visual observations.
- (ii) During the first thirty (30) years from shipment date, not chalk more than a #6 rating when measured per ASTM D4214, Method A.
- (iii) During the first thirty (30) years from shipment date, not change colour more than eight (8) colour units. Colour measurements are to be made per ASTM D2244 and only on clean surfaces after removing surface deposits and chalk per ASTM D3964. Colour change shall be measured on any accepted colourimeter designed to produce reflectance readings in the Tristimulus Filter System of X, Y, and Z based on the CIE values of illuminant C at 2° and measured in Hunter L, and b units.

B. PRE-PAINTED WALL PANELS:

That the pre-coated paint, on all vertical installations, will under normal weather and climatic conditions

- (i) During the first forty (40) years from shipment date, have no evidence of cracking, flaking, or checking to an extent that is apparent on ordinary visual observations.
- (ii) During the first thirty (30) years from shipment date, not chalk more than a #8 rating when measured per ASTM D4214, Method A.
- (iii) During the first thirty (30) years from shipment date, not change colour more than five (5) colour units. Colour measurements are to be made per ASTM D2244 and only on clean surfaces after removing surface deposits and chalk per ASTM D3964. Colour change shall be measured on any accepted colourimeter designed to produce reflectance readings in the Tristimulus Filter System of X, Y, and Z based on the CIE values of illuminant C at 2° and measured in Hunter L, and b units.

2. Any failure in the above must be reported in writing to Steelway within the time limits set out below, whereupon Steelway will repaint any such defective panel at its cost.

The warranties herein are subject to the following limitations, provisions, and conditions:

3. The warranties herein do not apply:

- (a) To panels used in areas that may be exposed to corrosive or aggressive environmental conditions such as, but not limited to, ocean or lake spray, salt or fresh water spray, marine atmosphere, and exposure to fumes, vapours or any emissions containing acids, alkalis or other corrosive chemicals or ash and without limiting the generality of the foregoing, this warranty does not apply to any building or panel that is subject to spray or emission from any other manufacturing, mining or processing plant.
- (b) To failure or deterioration caused by condensates, emissions or fumes generated or released inside the building, or by allowing debris/condensation or any foreign material to remain on roof panels..
- (c) For failure or defects arising out of damage during shipment or during storage on the building site.
- (d) To roof panels, by reason of failure to provide free drainage of water around roof penetrations or from other roof mounted equipment or apparatus.
- (e) To products or materials which are not manufactured by Steelway, except to the extent of the warranty given by the actual manufacturer.
- (f) To materials replaced or repaired under this warranty, except to the extent of the remainder of the applicable warranty.
- (g) To damage resulting from misuse, negligence, accident, acts of God or improper site preparation by others than Steelway.
- (h) To building material that has been altered or modified by others.
- (i) To building material that has not been erected strictly in accordance with Steelway manuals and instructions.
- (j) To slight hairline crazing in paint which may result from normal fabrication and installation processes.
- (k) To any paints or coating applied after fabrication.
- (l) To panels erected outside of Canada or the Continental United States.

4. As used in this warranty the terms "roof panel" and "wall panel" do not include vents, gutters, skylights, trim, flashing or other alterations and attachments to the roof or wall.
5. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
6. Steelway does not warrant any building material to meet local or municipal ordinance codes or other regulations.
7. The obligation of Steelway, under this Warranty, shall not arise unless Steelway is notified and this Warranty is presented together with a written statement, specifying the claim or defect, within thirty (30) days after a failure or defect is first detected or made known to the owner, and within one (1) year from the shipment date noted above, or

Appendix 3 - Standard Warranty

Silicone Modified Polyester Series Prepainted Roof & Wall Panels



within the time limited in (A) or (B) above for such report. Steelway, in its sole discretion, shall determine if the claim is valid and whether corrections of the defect or failure shall be made by repair or by replacement of the materials.

- 8. The obligations of Steelway hereunder extend only to the original owner listed above and to the Steelway Builder to whom the materials may have been initially sold. This Warranty shall not be subject to any assignment or transfer without the written consent of Steelway.
- 9. The word "Goods" herein shall mean the building materials sold by Steelway for the building described above. The word "Builder" herein refers to the Builder named above.
 - (a) Steelway shall not be liable for any incidental/ consequential loss or damage, however caused, including, without limitation, normal wear and tear. In addition, the warranty expressed hereunder shall be void in the event that an alteration or repair is made to the Goods by any person other than as authorized by Steelway. This warranty does not include expendable components, if any, and any components not manufactured by Steelway.
 - (b) Steelway makes no express or implied warranties of any nature whatsoever except for such express warranties as set out herein. The warranty provided herein is in lieu of and excludes all other warranties, guarantees or conditions pertaining to the Goods, written or oral, statutory, express or implied, (except the warranty as to title) including any warranty as to the marketability or fitness for any particular purpose. Steelway expressly disclaims all other representations, conditions or warranties, express or implied, statutory or otherwise and any representations, warranties or conditions that may arise from a course of dealing or usage of trade. The warranty provided herein shall constitute Steelway's sole obligation and liability and the Builder's and the owner's sole remedy for breach of warranty. No other warranty made by any employee, agent, or representative of Steelway and any statements contained in any other printed material of Steelway is expressly excluded herefrom. Steelway shall not be

responsible for any warranty offered by the Builder to the owner with respect to the Goods and the Builder shall indemnify Steelway with respect to same if the owner makes a claim against Steelway relating to any such warranty. The warranty of Steelway is not assignable by the Builder or the owner.

- (c) Subject to Steelway's obligation contained in Paragraph One herein, none of Steelway, its officers, directors, servants or agents shall be liable or responsible for any loss or damage (including strict liability and liability for loss or damage due to items which the manufacturing processes are designed to identify) whether such loss or damage is caused by negligence in any manner whatsoever (including gross negligence) error, misrepresentation, misstatement, imprudence, lack of skill or lack of judgment.
- d) In no event will the total liability of Steelway for any damages incurred by the Builder or owner ever exceed the fees actually paid by the Builder to Steelway under this Agreement, regardless of the form of action, whether based in contract, tort, warranty, negligence, strict liability, products liability or otherwise.

- 10. The construction and interpretation of this Warranty shall be governed by the laws of the Province of Ontario.
- 11. This Warranty shall become valid only when signed by the owner and returned to Steelway.
- 12. Steelway shall not have any obligation under any warranty herein until all accounts, from material and installation of the said building and components thereof, and for labour and other work performed by Steelway, have been paid in full.
- 13. A Steelway representative will authorize the warranty document after the Builder and Owner have read, accepted and returned a signed copy to Steelway.

Preventive Maintenance Manual: Steelway has made available a Preventive Maintenance Manual. The purpose of the manual is to assist in maintaining and protecting your new building. You can access and print this manual at steelway.com.

Read and Accepted Date _____

Builder _____

Signature _____

Title _____

Read and Accepted Date _____

Owner _____

Signature _____

Title _____

Approved
Steelway Representative - Signature _____

Title _____

Date _____

Appendix 3a - Standard Warranty

Silicone Modified Polyester Series Prepainted Roof & Wall Panels



Job No. _____ Shipment Date _____

Builder _____ Substantial Completion Date _____

Building Location _____ Owner _____

1. In addition to the Standard Material & Workmanship Warranty, Steelway Building Systems (Steelway) a division of Glen White Industries Ltd. warrants, as a pass-through from the raw material manufacturer(s), pre-painted roof and wall panels as follows:

A. PRE-PAINTED ROOF PANELS:

That the pre-coated paint, on all non-vertical installations, will under normal weather and climatic conditions

- (i) During the first forty (40) years from shipment date, have no evidence of cracking, flaking, or checking to an extent that is apparent on ordinary visual observations.
- (ii) During the first thirty (30) years from shipment date, not chalk more than a #6 rating when measured per ASTM D4214, Method A .
- (iii) During the first thirty (30) years from shipment date, not change colour more than eight (8) colour units. Colour measurements are to be made per ASTM D2244 and only on clean surfaces after removing surface deposits and chalk per ASTM D3964. Colour change shall be measured on any accepted colourimeter designed to produce reflectance readings in the Tristimulus Filter System of X, Y, and Z based on the CIE values of illuminant C at 2° and measured in Hunter L, and b units.

B. PRE-PAINTED WALL PANELS:

That the pre-coated paint, on all vertical installations, will under normal weather and climatic conditions

- (i) During the first forty (40) years from shipment date, have no evidence of cracking, flaking, or checking to an extent that is apparent on ordinary visual observations.
- (ii) During the first thirty (30) years from shipment date, not chalk more than a #8 rating when measured per ASTM D4214, Method A .
- (iii) During the first thirty (30) years from shipment date, not change colour more than five (5) colour units. Colour measurements are to be made per ASTM D2244 and only on clean surfaces after removing surface deposits and chalk per ASTM D3964. Colour change shall be measured on any accepted colourimeter designed to produce reflectance readings in the Tristimulus Filter System of X, Y, and Z based on the CIE values of illuminant C at 2° and measured in Hunter L, and b units.

2. Any failure in the above must be reported in writing to Steelway within the time limits set out below, whereupon Steelway will repaint any such defective panel at its cost.

The warranties herein are subject to the following limitations, provisions, and conditions:

3. The warranties herein do not apply:

- (a) To panels used in areas that may be exposed to corrosive or aggressive environmental conditions such as, but not limited to, ocean or lake spray, salt or fresh water spray, marine atmosphere, and exposure to fumes, vapours or any emissions containing acids, alkalis or other corrosive chemicals or ash and without limiting the generality of the foregoing, this warranty does not apply to any building or panel that is subject to spray or emission from any other manufacturing, mining or processing plant.
- (b) To failure or deterioration caused by condensates, emissions or fumes generated or released inside the building, or by allowing debris/condensation or any foreign material to remain on roof panels..
- (c) For failure or defects arising out of damage during shipment or during storage on the building site.
- (d) To roof panels, by reason of failure to provide free drainage of water around roof penetrations or from other roof mounted equipment or apparatus.
- (e) To products or materials which are not manufactured by Steelway, except to the extent of the warranty given by the actual manufacturer.
- (f) To materials replaced or repaired under this warranty, except to the extent of the remainder of the applicable warranty.
- (g) To damage resulting from misuse, negligence, accident, acts of God or improper site preparation by others than Steelway.
- (h) To building material that has been altered or modified by others.
- (i) To building material that has not been erected strictly in accordance with Steelway manuals and instructions.
- (j) To slight hairline crazing in paint which may result from normal fabrication and installation processes.
- (k) To any paints or coating applied after fabrication.
- (l) To panels erected outside of Canada or the Continental United States.

- 4. As used in this warranty the terms "roof panel" and "wall panel" do not include vents, gutters, skylights, trim, flashing or other alterations and attachments to the roof or wall.
- 5. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
- 6. Steelway does not warrant any building material to meet local or municipal ordinance codes or other regulations.
- 7. The obligation of Steelway, under this Warranty, shall not arise unless Steelway is notified and this Warranty is presented together with a written statement, specifying the claim or defect, within thirty (30) days after a failure or defect is first detected or made known to the owner, and within one (1) year from the shipment date noted above, or

Appendix 3a - Standard Warranty

Silicone Modified Polyester Series Prepainted Roof & Wall Panels



- within the time limited in (A) or (B) above for such report. Steelway, in its sole discretion, shall determine if the claim is valid and whether corrections of the defect or failure shall be made by repair or by replacement of the materials.
8. The obligations of Steelway hereunder extend only to the original owner listed above and to the Steelway Builder to whom the materials may have been initially sold. This Warranty shall not be subject to any assignment or transfer without the written consent of Steelway.
 9. The word "Goods" herein shall mean the building materials sold by Steelway for the building described above. The word "Builder" herein refers to the Builder named above.
 - (a) Steelway shall not be liable for any incidental/consequential loss or damage, however caused, including, without limitation, normal wear and tear. In addition, the warranty expressed hereunder shall be void in the event that an alteration or repair is made to the Goods by any person other than as authorized by Steelway. This warranty does not include expendable components, if any, and any components not manufactured by Steelway.
 - (b) Steelway makes no express or implied warranties of any nature whatsoever except for such express warranties as set out herein. The warranty provided herein is in lieu of and excludes all other warranties, guarantees or conditions pertaining to the Goods, written or oral, statutory, express or implied, (except the warranty as to title) including any warranty as to the marketability or fitness for any particular purpose. Steelway expressly disclaims all other representations, conditions or warranties, express or implied, statutory or otherwise and any representations, warranties or conditions that may arise from a course of dealing or usage of trade. The warranty provided herein shall constitute Steelway's sole obligation and liability and the Builder's and the owner's sole remedy for breach of warranty. No other warranty made by any employee, agent, or representative of Steelway and any statements contained in any other printed material of Steelway is expressly excluded herefrom. Steelway shall not be responsible for any warranty offered by the Builder to the owner with respect to the Goods and the Builder shall indemnify Steelway with respect to same if the owner makes a claim against Steelway relating to any such warranty. The warranty of Steelway is not assignable by the Builder or the owner.
 - (c) Subject to Steelway's obligation contained in Paragraph One herein, none of Steelway, its officers, directors, servants or agents shall be liable or responsible for any loss or damage (including strict liability and liability for loss or damage due to items which the manufacturing processes are designed to identify) whether such loss or damage is caused by negligence in any manner whatsoever (including gross negligence) error, misrepresentation, misstatement, imprudence, lack of skill or lack of judgment.
 - d) In no event will the total liability of Steelway for any damages incurred by the Builder or owner ever exceed the fees actually paid by the Builder to Steelway under this Agreement, regardless of the form of action, whether based in contract, tort, warranty, negligence, strict liability, products liability or otherwise.
10. The construction and interpretation of this Warranty shall be governed by the laws of the Province of Ontario.
 11. Steelway shall not have any obligation under any warranty herein until all accounts, from material and installation of the said building and components thereof, and for labour and other work performed by Steelway, have been paid in full.
- Preventive Maintenance Manual:** Steelway has made available a Preventive Maintenance Manual. The purpose of the manual is to assist in maintaining and protecting your new building. You can access and print this manual at steelway.com.

Appendix 4 - Standard Warranty Galvalume® Product – AZ 165 Coating



Job No. _____ Shipment Date _____
Builder _____ Substantial Completion Date _____
Building Location _____ Owner _____

1. In addition to the Standard Material & Workmanship Warranty, Steelway Building Systems (Steelway) a division of Glen White Industries Ltd. hereby warrants (as a pass-through from the raw material manufacturer) to the original Owner only, and to no other person, firm or corporation, that the panels manufactured from Galvalume steel sheet coated to AZ 165 metric designation, if erected within Canada and the United States of America, WILL NOT rupture, fail structurally, or perforate, due to exposure to normal atmospheric conditions, within a period of twenty-five (25) years after shipment from Steelway's plant. Steelway's obligation under this Warranty shall be limited to repair or replacement only, of any defective parts manufactured by Steelway, except as provided herein.
2. Limitations on Warranty with respect to Location, Weather, and Atmospheric Conditions

This warranty DOES NOT APPLY to Galvalume panels exposed at any time to corrosive, aggressive, harmful or other abnormal atmospheric conditions, including but not limited to the conditions present in the following areas or circumstances:

- (a) areas subject to salt water marine atmospheres or to constant spraying of either salt or fresh water;
- (b) areas subject to fallout or exposure to corrosive chemicals, fumes, ash, cement dust, or animal waste;
- (c) areas subject to water run-off from lead or copper flashings or to areas in metallic contact with lead or copper; and
- (d) conditions or circumstances where corrosive fumes or condensates are generated or released inside the building.

3. Exclusion of Warranty

This warranty does not apply in the event of:

- (a) Bends less than two (2) times the panel thickness for panel thickness 0.030" and thinner, and bends less than four (4) times the panel thickness for panel thickness 0.031" and thicker, made to the panel after shipment from the Steelway plant;
- (b) Roof slopes or sections of the roof flatter than ¼:12;
- (c) Mechanical, chemical or other damage sustained during shipment, storage, handling, or during or after erection;
- (d) Forming which incorporates severe reverse bending or which subjects the coating to alternate compression and tension, made to the panel after shipment from the Steelway plant;
- (e) Failure to provide free drainage of water, including internal condensation, from overlaps and all other surfaces of the Galvalume panels;
- (f) Failure to remove debris from the roof, and all other surfaces of the Galvalume panels;

- (g) Damage caused to the metallic coating by improper scouring or cleaning procedures;
- (h) Deterioration of the Galvalume panels caused by contact with pressure treated, green or wet lumber;
- (i) Deterioration of the Galvalume panels caused by wet storage stain resulting from water damage or condensation;
- (j) Presence of damp insulation or other corrosive materials in contact with, or in close proximity to the Galvalume panels;
- (k) Deterioration of the Galvalume panels caused directly or indirectly by contact with fasteners;
- (l) Deterioration of the Galvalume panels caused by contact with sealants containing acetic acid or ammonia.

4. Remedy in Event of Breach

In the event of breach of this warranty, Steelway shall, in its sole discretion, have the option of:

- (a) repairing defective Galvalume panels, Steelway will not be liable for the cost of labour to replace defective panels; or
- (b) furnishing, FOB Steelway plant with freight prepaid to the building location, sufficient panels to enable the Owner to replace the defective Galvalume panels.

5. Claims must be promptly reported in writing to Steelway and Steelway shall be given a reasonable opportunity to inspect the Galvalume panels claimed to be defective.
6. The Owner shall exercise diligence in inspection of panels as received from Steelway. No warranty shall apply to panels which are installed and contain coating defects discernible by reasonable inspection.
7. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
8. Warranty applies solely to Galvalume coated panels and not to accessories, trim, and flashings.
9. Steelway extends this warranty solely to the Owner. This warranty is non-transferable and non-assignable.
10. Steelway does not warrant any building material to meet local or municipal ordinance codes or other regulations.
11. The obligation of Steelway, under this Warranty, shall not arise unless Steelway is notified and this Warranty is presented together with a written statement, specifying the claim or defect, within thirty (30) days after a failure or defect is first detected or made known to the Owner and within twenty five (25) years from the shipment date noted above. Steelway, in its sole discretion, shall determine if the claim is valid and whether corrections of the defect or failure shall be made by repair or by replacement of the materials.

Appendix 4a - Standard Warranty Galvalume® Product – AZ 165 Coating



Job No. _____ Shipment Date _____

Builder _____ Substantial Completion Date _____

Building Location _____ Owner _____

1. In addition to the Standard Material & Workmanship Warranty, Steelway Building Systems (Steelway) a division of Glen White Industries Ltd. hereby warrants (as a pass-through from the raw material manufacturer) to the original Owner only, and to no other person, firm or corporation, that the panels manufactured from Galvalume steel sheet coated to AZ 165 metric designation, if erected within Canada and the United States of America, WILL NOT rupture, fail structurally, or perforate, due to exposure to normal atmospheric conditions, within a period of twenty-five (25) years after shipment from Steelway's plant. Steelway's obligation under this Warranty shall be limited to repair or replacement only, of any defective parts manufactured by Steelway, except as provided herein.
2. Limitations on Warranty with respect to Location, Weather, and Atmospheric Conditions

This warranty DOES NOT APPLY to Galvalume panels exposed at any time to corrosive, aggressive, harmful or other abnormal atmospheric conditions, including but not limited to the conditions present in the following areas or circumstances:

- (a) areas subject to salt water marine atmospheres or to constant spraying of either salt or fresh water;
- (b) areas subject to fallout or exposure to corrosive chemicals, fumes, ash, cement dust, or animal waste;
- (c) areas subject to water run-off from lead or copper flashings or to areas in metallic contact with lead or copper; and
- (d) conditions or circumstances where corrosive fumes or condensates are generated or released inside the building.

3. Exclusion of Warranty

This warranty does not apply in the event of:

- (a) Bends less than two (2) times the panel thickness for panel thickness 0.030" and thinner, and bends less than four (4) times the panel thickness for panel thickness 0.031" and thicker, made to the panel after shipment from the Steelway plant;
- (b) Roof slopes or sections of the roof flatter than ¼:12;
- (c) Mechanical, chemical or other damage sustained during shipment, storage, handling, or during or after erection;
- (d) Forming which incorporates severe reverse bending or which subjects the coating to alternate compression and tension, made to the panel after shipment from the Steelway plant;
- (e) Failure to provide free drainage of water, including internal condensation, from overlaps and all other surfaces of the Galvalume panels;
- (f) Failure to remove debris from the roof, and all other surfaces of the Galvalume panels;

- (g) Damage caused to the metallic coating by improper scouring or cleaning procedures;
- (h) Deterioration of the Galvalume panels caused by contact with pressure treated, green or wet lumber;
- (i) Deterioration of the Galvalume panels caused by wet storage stain resulting from water damage or condensation;
- (j) Presence of damp insulation or other corrosive materials in contact with, or in close proximity to the Galvalume panels;
- (k) Deterioration of the Galvalume panels caused directly or indirectly by contact with fasteners;
- (l) Deterioration of the Galvalume panels caused by contact with sealants containing acetic acid or ammonia.

4. Remedy in Event of Breach

In the event of breach of this warranty, Steelway shall, in its sole discretion, have the option of:

- (a) repairing defective Galvalume panels, Steelway will not be liable for the cost of labour to replace defective panels; or
- (b) furnishing, FOB Steelway plant with freight prepaid to the building location, sufficient panels to enable the Owner to replace the defective Galvalume panels.

5. Claims must be promptly reported in writing to Steelway and Steelway shall be given a reasonable opportunity to inspect the Galvalume panels claimed to be defective.
6. The Owner shall exercise diligence in inspection of panels as received from Steelway. No warranty shall apply to panels which are installed and contain coating defects discernible by reasonable inspection.
7. Title to any replaced materials Steelway wishes to have pass to it, shall pass to Steelway.
8. Warranty applies solely to Galvalume coated panels and not to accessories, trim, and flashings.
9. Steelway extends this warranty solely to the Owner. This warranty is non-transferable and non-assignable.
10. Steelway does not warrant any building material to meet local or municipal ordinance codes or other regulations.
11. The obligation of Steelway, under this Warranty, shall not arise unless Steelway is notified and this Warranty is presented together with a written statement, specifying the claim or defect, within thirty (30) days after a failure or defect is first detected or made known to the Owner and within twenty five (25) years from the shipment date noted above. Steelway, in its sole discretion, shall determine if the claim is valid and whether corrections of the defect or failure shall be made by repair or by replacement of the materials.

Appendix 4a - Standard Warranty Galvalume® Product – AZ 165 Coating



12. The obligations of Steelway hereunder extend only to the original Owner listed above and to the Steelway Builder to whom the materials may have been initially sold. This Warranty shall not be subject to any assignment or transfer.
13. The word "Goods" herein shall mean the building materials sold by Steelway for the building described above. The word "Builder" herein refers to the Builder named above.
- (a) Steelway shall not be liable for any incidental/ consequential loss or damage, however caused, including, without limitation, normal wear and tear. In addition, the warranty expressed hereunder shall be void in the event that an alteration or repair is made to the Goods by any person other than as authorized by Steelway. This warranty does not include expendable components, if any, and any components not manufactured by Steelway.
- (b) Steelway makes no express or implied warranties of any nature whatsoever except for such express warranties as set out herein. The warranty provided herein is in lieu of and excludes all other warranties, guarantees or conditions pertaining to the Goods, written or oral, statutory, express or implied, (except the warranty as to title) including any warranty as to the marketability or fitness for any particular purpose. Steelway expressly disclaims all other representations, conditions or warranties, express or implied, statutory or otherwise and any representations, warranties or conditions that may arise from a course of dealing or usage of trade. The warranty provided herein shall constitute Steelway's sole obligation and liability and the Builder's and the Owner's sole remedy for breach of warranty. No other warranty has been made by any employee, agent, or representative of Steelway and any statements contained in any other printed material of Steelway are expressly excluded herefrom. Steelway shall not be responsible for any warranty offered by the Builder to the Owner with respect to the Goods and the Builder shall indemnify Steelway with respect to same if the Owner makes a claim against Steelway relating to any such warranty. The warranty of Steelway is not assignable by the Builder or the Owner.
- (c) Subject to Steelway's obligation contained in Paragraph One herein, none of Steelway, its officers, directors, servants or agents shall be liable or responsible for any loss or damage (including strict liability and liability for loss or damage due to items which the manufacturing processes are designed to identify) whether such loss or damage is caused by negligence in any manner whatsoever (including gross negligence) error, misrepresentation, misstatement, imprudence, lack of skill or lack of judgment.
- (d) Steelway may at its sole discretion provide an optional warranty on the Goods, including but not limited to Galvalume or prepainted panels against perforation or paint failure. Such warranty shall be in writing and shall be signed on behalf of Steelway.
- (e) In no event will the total liability of Steelway for any damages incurred by the Builder or Owner ever exceed the fees actually paid by the Builder to Steelway under this Agreement, regardless of the form of action, whether based in contract, tort, warranty, negligence, strict liability, products liability or otherwise.
14. The construction and interpretation of this Warranty shall be governed by the laws of the Province of Ontario.
15. Steelway shall not have any obligation under any warranty herein until all accounts, from material and installation of the said building and components thereof, and for labour and other work performed by Steelway, have been paid in full.
- Preventive Maintenance Manual:** Steelway has made available a Preventive Maintenance Manual. The purpose of the manual is to assist in maintaining and protecting your new building. You can access and print this manual at steelway.com.

Appendix 5A - Limited Warranty

10 Year RTL-24 Weather Tightness



This warranty must be applied for prior to installation so that we may observe the first few panels being installed.

Job No. _____ Shipment Date _____

Builder _____ Owner _____

Building Location _____

Building Use _____

Date Substantial Completion _____ Validation Date _____

Type of Wall _____ Type of Roof _____

1. The Builder and Steelway Building Systems (Steelway) a Division of Glen White Industries Ltd. hereby warrant to the Original Owner of the structure on which the Steelway RTL-24 Standing Seam Roof System is installed, that the Builder shall repair or stop any roof leaks due to ordinary wear and tear by the elements, subject to the terms and conditions listed below for a period of ten (10) years from the shipment date.
 - (j) Areas requiring access for mechanical or other reasons that do not have an approved walkway system, approved by Steelway.
 - (k) Not completing annual preventive maintenance and inspections.
 2. The Builder and Steelway agree that the Builder assumes sole responsibility for installation performance and agrees to hold Steelway harmless for the first 24 months of this warranty (from warranty issue date). Deficiencies discovered within the first 24 months are the responsibility of the Builder for the warranty period.
 3. There shall be no liability for Steelway for roof leaks or damage to the roof caused by, or associated with:
 - (a) Corrosion caused by exposure to marine (salt water atmospheres), constant spray of either salt or fresh water or corrosive chemicals, ash, or fumes generated or released inside the building or from nearby chemical plants, foundries, plating works, kilns, fertilizer manufacturers, and the like.
 - (b) Ventilators, skylights, gutters, valleys, flashings to parapet or to other structures or penetration to the roof associated with signs, vent equipment or other causes.
 - (c) Negative Building air pressure.
 - (d) Suspension from the building of any weight in excess of design conditions, defects in the foundation, excessive scraping or excessive walking on the roof.
 - (e) Improper installation, such as non-compliance with instructions from the erection manual or generally unaccepted erection procedures.
 - (f) Any other cause beyond the control of Steelway. In the event of roof leak, both Steelway and Builder must be notified in writing within 30 days, Steelway agrees to specify the repair work for stopping the leak, and reserves the right to undertake, supervise, or approve such repair work.
 - (g) Damages to the roof or structure due to acts of God.
 - (h) Any occurrences specifically excluded by the material and workmanship warranty.
 - (i) Misuse.
 4. Liability under this agreement shall be limited to the actual cost of the repair work and in no event shall exceed the sum of 10% of the actual cost of the original roof in the aggregate for all claims made here under, nor shall the builder or Steelway be liable for any incidental or consequential damages or loss to the building, its contents, or other materials.
 5. The obligation of Steelway under this Warranty shall not arise unless Steelway is notified and this Warranty is presented, together with a written statement specifying the claim or defect, within thirty (30) days after a leak is first detected. Steelway, in its sole discretion, shall determine if the claim is valid and whether correction of the leak shall be made by repair or by replacement of the materials.
 6. This warranty is extended for the sole benefit of the original owner named below, and is not transferable or assignable. This warranty is in lieu of all other warranties, express or implied, including, but not limited, to any warranty of fitness for a particular purpose, except for steelway building systems' separate material and workmanship warranty pertaining to the same building.
 7. This warranty shall be void if the building is moved from its original location or if all of Steelway specifications are not followed in performing any repair work covered by this warranty. This warranty is valid only if all the provisions of the material warranty (paint and Galvalume®) are followed. Any breach of the material and workmanship warranty negates Steelway of responsibility on the weather tightness warranty.
 8. The warranty is tendered for the sole discretion of the original owner as named below and is not transferable or assignable. It becomes valid only when signed by the original owner, the builder and a Steelway representative when the contract is paid in full.
- In the event that any of the foregoing occurs, Steelway reserves the right to terminate or void this warranty in its entirety.

Appendix 5B - Limited Warranty

20 Year RTL-24 Weather Tightness



This warranty must be applied for prior to installation so that we may observe the first few panels being installed.

Job No. _____ Shipment Date _____

Builder _____ Owner _____

Building Location _____

Building Use _____

Date Substantial Completion _____ Validation Date _____

Type of Wall _____ Type of Roof _____

1. The Builder and Steelway Building Systems (Steelway) a Division of Glen White Industries Ltd. hereby warrant to the Original Owner of the structure on which the Steelway RTL-24 Standing Seam Roof System is installed, that the Builder shall repair or stop any roof leaks due to ordinary wear and tear by the elements, subject to the terms and conditions listed below for a period of twenty (20) years from the shipment date.
 - (j) Areas requiring access for mechanical or other reasons that do not have an approved walkway system, approved by Steelway.
 - (k) Not completing annual preventive maintenance and inspections.
 2. The Builder and Steelway agree that the Builder assumes sole responsibility for installation performance and agrees to hold Steelway harmless for the first 24 months of this warranty (from warranty issue date). Deficiencies discovered within the first 24 months are the responsibility of the Builder for the warranty period.
 3. There shall be no liability for Steelway for roof leaks or damage to the roof caused by, or associated with:
 - (a) Corrosion caused by exposure to marine (salt water atmospheres), constant spray of either salt or fresh water or corrosive chemicals, ash, or fumes generated or released inside the building or from nearby chemical plants, foundries, plating works, kilns, fertilizer manufacturers, and the like.
 - (b) Ventilators, skylights, gutters, valleys, flashings to parapet or to other structures or penetration to the roof associated with signs, vent equipment or other causes.
 - (c) Negative Building air pressure.
 - (d) Suspension from the building of any weight in excess of design conditions, defects in the foundation, excessive scraping or excessive walking on the roof.
 - (e) Improper installation, such as non-compliance with instructions from the erection manual or generally unaccepted erection procedures.
 - (f) Any other cause beyond the control of Steelway. In the event of roof leak, both Steelway and Builder must be notified in writing within 30 days, Steelway agrees to specify the repair work for stopping the leak, and reserves the right to undertake, supervise, or approve such repair work.
 - (g) Damages to the roof or structure due to acts of God.
 - (h) Any occurrences specifically excluded by the material and workmanship warranty.
 - (i) Misuse.
 4. Liability under this agreement shall be limited to the actual cost of the repair work and in no event shall exceed the sum of 10% of the actual cost of the original roof in the aggregate for all claims made here under, nor shall the builder or Steelway be liable for any incidental or consequential damages or loss to the building, its contents, or other materials.
 5. The obligation of Steelway under this Warranty shall not arise unless Steelway is notified and this Warranty is presented, together with a written statement specifying the claim or defect, within thirty (30) days after a leak is first detected. Steelway, in its sole discretion, shall determine if the claim is valid and whether correction of the leak shall be made by repair or by replacement of the materials.
 6. This warranty is extended for the sole benefit of the original owner named below, and is not transferable or assignable. This warranty is in lieu of all other warranties, express or implied, including, but not limited, to any warranty of fitness for a particular purpose, except for steelway building systems' separate material and workmanship warranty pertaining to the same building.
 7. This warranty shall be void if the building is moved from its original location or if all of Steelway specifications are not followed in performing any repair work covered by this warranty. This warranty is valid only if all the provisions of the material warranty (paint and Galvalume®) are followed. Any breach of the material and workmanship warranty negates Steelway of responsibility on the weather tightness warranty.
 8. The warranty is tendered for the sole discretion of the original owner as named below and is not transferable or assignable. It becomes valid only when signed by the original owner, the builder and a Steelway representative when the contract is paid in full.
- In the event that any of the foregoing occurs, Steelway reserves the right to terminate or void this warranty in its entirety.



CSSBI B8-06

Buildings Incorporating Steel Building Systems: Responsibilities of the Parties Involved

1. INTRODUCTION

This Bulletin outlines responsibilities implicit in the 2005 National Building Code of Canada (NBCC), and Provincial Building Codes, for various parties involved in the design and construction of buildings incorporating Steel Building Systems (SBS).¹

A SBS is an integrated assembly of manufactured steel structural components and cladding components specifically designed by the manufacturer to support and transfer loads and provide a complete or partial building shell. SBS are intended primarily for buildings with commercial, industrial or institutional occupancies.

2. THE PARTIES DEFINED

For the purposes of this Bulletin, the parties involved in the design and construction of buildings incorporating SBS are considered to be (a) the *Owner*, (b) the *Designer (of the Structure)*, (c) the *Constructor*, (d) the *Design-Builder* and (e) the *SBS Manufacturer*.

3. RESPONSIBILITIES AS PRESCRIBED BY NBCC, AND PROVINCIAL BUILDING CODES

The NBCC is a guide document used by some Provinces to develop their building codes. Some Provinces do not have their own provincial building code and adopt the NBCC verbatim, others make modifications. The essential roles of the parties are the same in each jurisdiction. The Provincial building codes are administered by the municipalities. This publication only addresses buildings required by code to have a designer, and to be designed in accordance with Division B, Part 4 of NBCC.

In brief, the *Owner* is responsible for obtaining all required permits and approvals to build; for giving any required notice to the building official; for ensuring design is carried out by a professional engineer and/or architect as

prescribed by the code; for ensuring that general review of construction is carried out by an architect or professional engineer; and generally for complying with all the terms and conditions under which the building permit or any other required permit or approval is obtained.

The *Designer (of the Structure)* is professionally responsible, on behalf of the *Owner*, for the structural design of the building. He, or another suitably qualified person, is also responsible for review of the construction to determine conformance with the drawings.

The *Constructor* is responsible for observing all construction safety requirements; for not intruding on public property without permission; and is responsible jointly and severally with the *Owner* for any work actually undertaken.

The *Design-Builder* is a *Constructor* who employs or retains a professional engineer and/or architect so that the *Design-Builder* can assume the roles of both the *Designer (of the structure)* and *Constructor*.

The *SBS Manufacturer* is responsible for the design and fabrication of only the components that are furnished by it. The designer of the SBS structural components is *professionally* responsible on behalf of the *SBS Manufacturer*.

4. ROLES AND RELATIONSHIPS

Buildings incorporating Steel Building Systems represent a departure from traditional building methods. Thus it is natural that the roles and relationships based on the use of traditional building methods may require some modification in order to be workable under different circumstances. This is particularly true in respect of the relationships between the *SBS*

¹ This Bulletin is written solely for general guidance. Due to the variability of contractual arrangements and statutory requirements, it is recommended that legal advice be obtained in actual situations.

Manufacturer, the *Designer (of the Structure)*, and the *Constructor*. And, where the roles of the *Designer* and *Constructor* are assumed by a single entity, known as a *Design-Builder*, the relationship is a further departure from the traditional.

The following will clarify some of the inter-related activities and obligations.

1. The *Owner* may retain a professional engineer or architect to accept professional responsibility for the design and review of construction as *Designer (of the Structure)*. In this case, the *Owner* will also retain a *Constructor* to undertake the actual construction. Alternatively, the *Owner* may retain a *Design-Builder* who undertakes to provide both professional design and construction services. With either option the products of an *SBS Manufacturer* may be used.
2. Where a building incorporates a Steel Building System, the *SBS Manufacturer* designs and fabricates the structural components and connections, the cladding, and certain accessories such as doors, vents and windows. **The *SBS Manufacturer* is responsible for ensuring that the components supplied by it are designed in accordance with the applicable building code and other criteria, all as specified by the *Owner*, the professional engineer and/or architect retained by the *Owner*, or the *Design-Builder*.**
3. The *SBS Manufacturer* provides erection drawings designating the components of the Steel Building System and showing how the system is to be assembled. **In most cases the *SBS Manufacturer* does not assume the role of *Constructor* and is not involved with the inspection of erected components.**
4. The *SBS Manufacturer* does not design any part of the building not supplied by it such as footings, foundation walls, earthwork and interiors.
5. In most cases the *SBS Manufacturer* does not design the overall building, construct it, take part in the on-site review of construction, or become directly involved with the *Owner*. It is inappropriate, therefore, to depict the *SBS Manufacturer* as either the *Designer (of the Structure)* or as *Constructor*. Both roles involve duties and responsibilities that are not assumed by an *SBS Manufacturer*.
6. Responsibility as *Designer (of the Structure)* resides either with the professional engineer or architect retained by the *Owner*, or with the *Design-Builder*, as applicable.
7. In the case of the *Design-Builder*, the role of *Designer (of the Structure)* and *Constructor* are under the same scope of responsibility. The *Design-Builder* is responsible to the *Owner* for both design and construction including earthwork, foundations, superstructure, mechanical, electrical, plumbing, etc. When SBS components are utilized, the responsibility of the *Design-Builder* as *Designer (of the Structure)* to the *SBS Manufacturer* is limited to the specification of the appropriate loads to be carried, the specification of the design criteria and the clear definition of the scope of the work to be provided by the *SBS Manufacturer*. As *Constructor*, the *Design-Builder* is responsible for the erection of the SBS components in accordance with the erection drawings provided by the *SBS Manufacturer*. The *Design-Builder*, or another professional engineer or architect retained by the owner, is responsible for review of the construction as *Designer (of the Structure)*.
8. Where the *Owner* retains an architect or professional engineer as *Designer (of the Structure)* and SBS components are utilized, the responsibility of the architect or professional engineer is limited in this regard to: the proper specification of the work to be supplied by the *SBS Manufacturer*; the scrutiny to ensure that the specification is met; and the review of the construction to ensure that the *Constructor* has erected the SBS components properly.
9. The *Designer (of the Structure)*, whether *Design-Builder*, architect or professional

engineer, is responsible for specifying to the *SBS Manufacturer* the codes and standards to govern design; all design loads such as snow loads (including coefficients and drift condition), wind loads, collateral loads, site conditions for seismic design; and any other superimposed loads which the structure is required to sustain.

10. The *SBS Manufacturer* will supply a Certificate of Design and Manufacturing Conformance stating the design criteria used and the loads assumed in the design. This will be dated, signed and sealed by the professional engineer responsible, on behalf of the *SBS Manufacturer*, for the design of the components to be supplied. The Certificate of Design and Manufacturing Conformance places sole responsibility for the design of the components with the *SBS Manufacturer*. It is therefore not necessary for the *Designer (of the Structure)* or the building official to check the shop drawings and calculations of the *SBS Manufacturer* for conformance to the design. **Thus the most important document relating to the design to be furnished by the *SBS Manufacturer*, and the only one necessary to establish responsibility, is the Certificate of Design and Manufacturing Conformance.**
11. The professional engineer or architect responsible to the owner for review of construction, by referring to the erection drawings supplied by the *SBS Manufacturer*, may verify that the construction of the SBS conforms to the design simply by comparing the specified part numbers, connections and assembly details with those of the in-place structure.
12. The *SBS Manufacturer* is not in the business of offering professional engineering services to the general public and may not hold a “certificate of authorization” as issued by many provincial engineering associations.
13. The NBCC requires that all *SBS Manufacturers* be certified in accordance with CSA Standard A660, Certification of

Manufacturers of Steel Building Systems. This ensures that design is in accordance with the code requirements, that the SBS manufacturer has a quality assurance system, and is capable of producing a product of prescribed quality. Certified *SBS Manufacturers* have a certification number listed on the Certificate of Design and Manufacturing Conformance.

SUPPLEMENTARY NOTES:

1. Erection drawings provided by the *SBS Manufacturer* should include a statement of responsibilities accepted and excluded in supplying components. Such a statement might be as follows:

“(name) accepts responsibility only for the design, fabrication and performance of the components shown on this drawing in accordance with the specified design criteria. (name) is not responsible for errors, omissions or damages incurred in the erection of the components shown on this drawing, nor for inspection of erected components to ascertain same.”

2. Under normal circumstances, the *SBS Manufacturer* does not furnish fabrication details of the parts supplied, since the checking of details for conformance with the design is an internal responsibility. In unusual circumstances, where fabrication details are required to be furnished as a special requirement, a note should be added to each drawing released, to protect against misuse, as follows:

“Design of the components shown on this drawing is the property of _____ (name) _____. Reproduction of the drawing or manufacture of components shown on this drawing, without permission, is not allowed.”



Appendix 7 - Certificate of Design & Manufacturing Conformance with NBC, 2010



This Certificate is to affirm that all components of the steel building system described below, to be supplied by the named Manufacturer certified in accordance with CSA A660, have been or will be designed and fabricated in accordance with the following Standards to carry the loads and load combinations specified.

1. Description

Manufacturer's Name & Address: **Steelway Building Systems, 7825 Springwater Rd., Aylmer, ON N5H 2R4**
 Manufacturer's Certificate No. under CSA A660: _____
 Customer Order Number: _____
 Building Type and Size: _____ (mm)
 Intended Use and Occupancy: _____
 Importance Category (NBC, Sentence 4.1.2.1.(3)): _____
 Site Location: _____
 Applicable Building Code: _____
 Builder's Name and Address: _____
 Owner's Name and Address: _____

Engineer's
Initials*

2. Design Standards

National Building Code of Canada, 2010, Part 4: Structural Design
CAN/CSA-S16-09, Limit States Design of Steel Structures
CAN/CSA-S136-07, North American Specification for the Design of Cold-Formed Steel Structural Members
 Other (specify): _____ dated _____

3. Manufacturing Standards

- (a) Fabrication has been or will be in accordance with CAN/CSA-S16 and CAN/CSA-S136, as applicable.
- (b) Welding has been or will be performed in accordance with CSA W59 and CAN/CSA-S136, as applicable.
- (c) The Manufacturer has been certified in accordance with CSA W47.1, for Division 1 or Division 2, and/ or CSA W55.3, if applicable.
- (d) Welders have been qualified in accordance with CSA-W47.1.

4. Purlin Stability

Purlin braces are provided in accordance with CAN/CSA-S136, Clause D3 and Appendix B, Clause D3.2.2. In particular, for a standing seam roof supported on movable clips, braces providing lateral support to both top and bottom purlin flange have been or will be provided. The number of rows is determined by analysis but in no case is less than 1 for spans up to 7m inclusive or less than 2 for spans greater than 7m.

5. Loads

(a) Snow, Ice, and Rain Load

1-in-50 year ground snow load, S_s , _____ (kPa)
 1-in-50 year associated rain load, S_r , _____ (kPa)
 Wind exposure factor, C_w , _____
 Importance factor, I_s , _____
 Roof snow load, S , _____ (kPa)
 Drift load considered (NBC Sub-section 4.1.6.2.8) refer to drawing of specific building
 Specified rain load (NBC, Article 4.1.6.4) _____ (mm)

* Initial each true statement. Mark N/A if statement does not apply.

Appendix 7 - Certificate of Design & Manufacturing Conformance with NBC, 2010



Engineer's
Initials*

(b) Full and Partial Snow Load

- (i) Applied on any one and any two adjacent spans of continuous purlins
- (ii) Applied on any one and any two adjacent spans of modular rigid frames with continuous roof beams
- (iii) Applied as described for the building geometry in *NBC, Part 4*, and in the User's Guide - *NBC 2010 Structural Commentaries (Part 4), Commentary G: Snow Loads*

(c) Wind Load

1-in-50 year reference velocity pressure _____ (kPa)
Importance factor, I_w _____

(d) Wind Load Application

- (i) Applied as per *NBC, Part 4, Section 4.1.7*
- (ii) Pressure coefficients as per User's Guide – *NBC 2010 Structural Commentaries (Part 4 of Division B), Commentary I: Wind Loads, Figures I7 through I14*
- (iii) Building internal pressure Category _____ per User's Guide – *NBC 2010 Structural Commentaries (Part 4 of Division B), Commentary I: Wind Loads*

(e) Crane Loads (where applicable)

Type: _____ (top running) (under-running) (jib)
Capacity: _____ (tonnes)
Wheel base: _____ (m)
Maximum static, vertical wheel load: _____ (kN)
Vertical impact factor: _____ %
Lateral factor: _____ % Lateral wheel load: _____ (kN)
Longitudinal factor: _____ % Maximum longitudinal load: _____ (kN/side)

(f) Mezzanine Live Load:

_____ (kPa)

(g) Seismic Load:

(Applied as per *NBC, Part 4, Sub-section 4.1.8* $S_a(0.2)$ _____, $S_a(0.5)$ _____, $S_a(1.0)$ _____, $S_a(2.0)$ _____, F_a _____, F_v _____, I_E _____)

(h) Other Live Loads

(Specify): _____

(i) Dead Loads

Dead load of building components is incorporated in the design

Collateral load (mechanical, electrical, ceiling, sprinklers, etc.): _____ (kPa)

Mezzanine: _____ (kPa)

Other (specify): _____ ()

(j) Load Combinations

Applied in accordance with *NBC, Part 4, Section 4.1.*

* Initial each true statement. Mark N/A if statement does not apply.

Appendix 7 - Certificate of Design & Manufacturing Conformance with NBC, 2010



6. General Review During Construction

The Manufacturer does not provide general review during construction for regulatory purposes.

7. Certification By Engineer

I _____, a Professional Engineer registered or licensed to practice in the Province or Territory of _____, hereby certify that I have reviewed the design and manufacturing process for the steel building system described. I certify that the foregoing statements, initialed by me, are true.

Signature: _____

Name: _____

Title: _____

Affiliation: _____

Date: _____



Professional Seal

* Initial each true statement. Mark N/A if statement does not apply.