SIKA AT WORK

PROJECT
Norman W. Paschall Company Plant and Offices
Peachtree City, Georgia

OWNER
Norman W. Paschall Company, Inc.

ROOFING CONTRACTOR
Werner General Contracting
Sharpsburg, Georgia

ROOFING SYSTEM
Sikacoat® FC3400 Roof Coating with Sikacoat AE400 asphalt emulsion and Sikacoat RF400F reinforcing fabric

PROJECT SIZE
27,000

COMPLETED
September 2013

NORMAN W. PASCHALL COMPANY COTTONS UP TO Sikacoat® SYSTEM

It seems only fitting that a company in the textile industry would turn to a roof coating system with a fabric reinforcement to save a failing roof.

The Norman W. Paschall Company (NWP) processes by-products from cotton gins, textile spinning mills, and apparel and carpet manufacturers. The privately held company, which was established in 1946, then sells the finished products in the United States and abroad for various uses in batting, spinning, stuffing, padding, medical products and paper products.

Unfortunately, the 12-year-old TPO roof that was installed over its manufacturing plant and corporate offices in Peachtree City, Georgia, started to fail, creating several leaks. "The roof wasn't holding together," stated Mark Werner, CEO of Werner General Contracting of Sharpsburg, Georgia. "NWP was experiencing 15 to 20 leaks after each storm. The elements were wearing the roof down."

Werner suggested to NWP that they consider using a roof coating on the roof, which would be much more cost effective than replacing the roof.

"A roof coating sounded like it was right up our alley," said Uwe Deligne, the plant manager at the NWP facility. "It was certainly a lot cheaper than a new membrane roof."

"I originally proposed putting just an acrylic coating on the roof, but the roof is fairly flat with very little drainage, and with the TPO membrane breaking down I just wasn't convinced that would work," Werner stated. "I knew Sika Corporation

had just introduced a coating product with an asphalt emulsion and fabric-reinforced layer, and I thought the NWP roof was the perfect scenario for this product. I know Sika's other roofing products are excellent so I felt confident going with this Sika system. "

FABRIC MAKES THE ROOF

The application Werner installed was a Sikacoat FC3400 roof coating, which cures to form a waterproof barrier that can expand and contract with roof movement, along with the Sikacoat AE400 water-based asphalt emulsion, and the Sikacoat RF400F 2.9 ounce firm finish stitch-bonded polyester reinforcing fabric. "You get a thicker coating – about 80 mils – with this system than you would with just a spray coating," Werner explained. "Even if the acrylic failed, the emulsion below it would prevent water from getting through."

Another advantage of this coating system is that the reflectivity of the white coating meets the cool roofing requirements of Energy Star®, California Title 24, and LEED® and Green Globes® programs. "The white color was a big advantage here in Georgia," Deligne remarked.

In addition, Sikacoat is a water-based acrylic that is low in odor and volatile organic compounds (VOC), which means there are no dangerous fumes and minimal odor during the installation.

AN EFFECTIVE INSTALLATION PATTERN

It was decided to install the coating on a 27,000 square feet area of the 150,000 square foot roof to start. "This was the oldest portion of the roof so I thought that was the best place to begin," Deligne explained. It was also the portion over the main offices, where leaking roofs were inconveniencing some staff members, including the company's controller.

Werner General Contracting began the installation by cleaning up the existing roof. "Due to the nature of their business there was about two inches of lint on the roof, which we removed," Werner stated.

Werner General Contracting then power-washed the roof, and reinforced and repaired areas where needed.

After the roof was washed the contractors applied six gallons per 100 square feet of the asphalt emulsion and then broomed the fabric reinforcement into the emulsion. The acrylic coating was then sprayed on. "With the emulsion we only needed to use three gallons of acrylic instead of four," Werner said.

Werner explained that the crew installed the asphalt emulsion and fabric reinforcement on a third of the roof area each day, and on the third day also went back to the first area to start the application of the acrylic coating. The coating then cured to form a seamless barrier over the existing TPO system. "It was a very fast and smooth installation," Werner remarked.

"Werner General Contracting did a great job," Deligne commented. "Everything went smoothly and the occupants of the building were not inconvenienced in any way."

Werner added that Sika representatives were present on the project and seemed pleased with how the installation was going, although there was a challenge after the roof was installed. "Before Sika's final inspection of the roof coating system, another 1 ½ inches of lint appeared on the roof, and then it rained, turning the lint into a substance like cardboard," Werner explained. "We told the inspector to wait until 1:00 p.m. on the day of the inspection, which gave my crew enough time to shovel off the lint so the roof coating could be seen."

BATTING 1000

Despite several torrential rainstorms following the installation, the roof is now leak-free and performing well. "I'm pleased with how the roof turned out," Deligne said. "In fact, I'm planning to have Werner General Contracting come out again next spring to apply this Sikacoat system to the remaining portions of the roof."

Proving once again that the right textile can make all the difference.

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