

 EZ-KOATINGS™ • SERVICE AGREEMENT ADDENDUM Roof Coating Disclosure & Five-Year Limited Workmanship Warranty Homeowner Acknowledgment • Southern Arizona	
PROJECT / SERVICE AGREEMENT NO. 	PROJECT ADDRESS
PURPOSE This document accompanies the signed Service Agreement. It explains the nature of roof-coating work and the five-year limited labor and workmanship warranty provided by EZ-Koatings. The signed scope and this addendum control EZ-Koatings' obligations; the supplier's current written documents control any material warranty.	
PUBLIC REFERENCE Review the current public disclosure and maintenance guidance: ezkonstruction.com/ezkoatings#roof-coating-disclosure	

Five-Year Warranty at a Glance

TERM	Five years from the documented date of substantial completion.
COVERS	Verified defects in EZ-Koatings' application labor or workmanship within the contracted coated area.
PRIMARY REMEDY	Inspection and correction of the affected covered workmanship or coated area.
MATERIAL COVERAGE	Separate and governed solely by the selected supplier's current written warranty.

1 Nature of the Project

A roof coating is a maintenance or restoration system applied over an existing roof that is suitable for coating. Unless the signed scope expressly states otherwise, it is not a full roof replacement and does not replace all roofing, insulation, decking, structural members, drainage components, parapets, penetrations or concealed assemblies. Existing or concealed structural, moisture and drainage conditions are not automatically corrected by coating work.

2 Southern Arizona Conditions

Intense sunlight, triple-digit heat, temperature cycling, windblown debris and monsoon rain, wind or hail can affect normal aging and maintenance needs. A warranty term is not an unconditional prediction of service life. Climate exposure or a severe-weather event does not, by itself, eliminate coverage for a defect caused by EZ-Koatings workmanship; coverage depends on the cause, contracted scope, inspection findings and written terms.

3 Material Warranty

Any material warranty is separate and governed by the supplier's current written terms. Product labels or stated years do not create an EZ-Koatings warranty for labor, leaks, roof replacement or resulting damage. Supplier coverage may require specified preparation, application rate, proof of purchase, registration, inspection and maintenance.

COVERAGE, CARE AND ACKNOWLEDGMENT

Protection without unnecessary fine print

4 Five-Year Limited Labor & Workmanship Warranty

EZ-Koatings warrants its roof-coating labor and workmanship for five years from the documented date of substantial completion. The warranty covers an application defect within the contracted coated area that inspection and available evidence show was caused by EZ-Koatings workmanship. For covered roof-coating work, this five-year term controls over a shorter general workmanship term in the Service Agreement.

The remedy is inspection and correction of the affected covered workmanship or coated area. A covered leak receives correction of the affected covered area, not automatic replacement of the entire roof or coating system. Except as required by law, the warranty does not provide a refund or cover interior repairs, contents, loss of use, consequential damages or work outside the contracted scope. A covered correction does not restart the original five-year period.

This warranty applies to the Owner named in the Service Agreement and transfers only with EZ-Koatings' written acceptance. Nothing in this addendum limits a right or duty that applicable law does not permit the parties to waive.

5 Important Exclusions

- Pre-existing or concealed deterioration, trapped moisture, saturated insulation, deteriorated decking, structural movement or building-envelope failure.
- Ponding, inadequate drainage, parapets, penetrations, skylights, mechanical equipment or adjacent systems not expressly included for correction in the signed scope.
- Material or supplier failure not caused by EZ-Koatings workmanship, normal aging and routine maintenance needs.
- Storm, hail, wind, impact, roof traffic, animals, later trades, equipment, incompatible materials, punctures, alterations or unauthorized repairs.
- Additional damage caused by delayed notice or failure to provide reasonable inspection access.

6 Owner Care and Warranty Requests

- When safe, visually inspect the roof about every six months and after severe weather; keep drains, scuppers and gutters clear; limit roof traffic; and retain project and maintenance records.
- Promptly report suspected leaks, cracks, splits, blisters, peeling, punctures or unusual ponding. Include the project address, observation date, affected area and current photographs.
- Except for genuine emergency protection, allow EZ-Koatings to inspect before another party alters or repairs the area. Document any emergency action with photographs and invoices.

The Owner does not need to diagnose the technical cause before requesting service. EZ-Koatings will evaluate whether the condition resulted from covered workmanship, an unrelated or excluded condition, a material issue or combined causes. A maintenance issue affects workmanship coverage only to the extent it caused or materially contributed to the condition, increased the damage or prevented reasonable evaluation.

WARRANTY SERVICE

Submit written notice using the contact information in the Service Agreement or the current contact method at ezkonstruction.com. A request is not an admission of responsibility; coverage is determined after review and, when needed, inspection.

7 Acknowledgment

By signing below, the parties acknowledge that this disclosure accompanies the Service Agreement; roof coating is not a full roof replacement unless expressly stated; climate, existing conditions, maintenance and later events can affect performance; EZ-Koatings provides the five-year limited labor and workmanship warranty above; and material and workmanship coverage are separate.

Documented substantial completion date: _____

OWNER / AUTHORIZED REPRESENTATIVE	EZKONSTRUCTION LLC / EZ-KOATINGS™
Signature / Date: _____	Authorized Signature / Date: _____

Attach the signed acknowledgment to the related Service Agreement and retain a copy in the project record.