



Answers to Commonly Asked Questions

Q: Why is there no footing?

A: Actually there is a footing, though not a poured in place footing as you may be accustomed to seeing. The purpose of any wall footing is to distribute the wall's load over a sufficiently large area of soil so that the weight bearing capacity of the soil is not exceeded. Superior Walls utilizes a crushed stone footing to accomplish this. This properly prepared layer of clean crushed stone transfers the load from the Precast wall to the soil. Geotechnical engineering principles recognize that the load-transfer path is at an angle of ap-

proximately 60 degrees from the horizontal; resulting in an ever widening load distribution - as the depth of the crushed stone layer increases, the effective bearing width on the underlying soils also increases.

Q: Is it necessary to apply dampproofing coatings to the exterior surface of the wall?

A: No. Superior Walls have the dampproofing built-in for the entire height of the wall. The International Code Council, in our legacy report has stated that "Superior Walls panels have been evaluated as an alternative method of

providing foundation wall dampproofing, therefore no additional dampproofing is required."

Q: What sort of caulk is used at the joints?

A: The joints in Superior Walls panels are sealed full length with a high performance one-part polyurethane sealant which is specially designed for sealing pre-cast concrete joints.

Q: What sort of backfilling procedure must be followed when using Superior Walls?

A: As for all wall systems, the building codes require that backfill not be placed against the wall until it has

been anchored to the floor above, or has been sufficiently braced to prevent damage by the backfill. Superior Walls requires that the basement floor be poured and that the floor above be anchored to the wall prior to backfilling.

Q: What types of construction can Superior Walls be used for?

A: Superior Walls can be used for all types of construction.

For additional information see the Builder Guideline Booklet located on our website www.setwrightprecast.com

New Energy Codes In Place

New Energy Codes which were implemented in July of 2006 require the builder to place an R-10 minimum 2" Exterior Rigid Insulation on your poured in place foundation if it is intended to be utilized as living space. If you do not

builders will be required to place an R-19 Insulation in the floor joists instead.

Superior Walls comes manufactured with an R-12 insulation straight from the factory, which eliminates this additional cost and labor in the field

Nationally Recognized by these and many other Industry Professionals



Sleepovers or a Working Set Crew? The Choice is Yours.



Picture this...4 guys lounging around a motel room watching TV, maybe having a couple of beers when they should be at a job site. Probably all upset that they spent the night in a motel room with their snoring colleague instead of spending time with their children or their best girl. All on your dime! Disturbing at best right?

This can and has been a reality for many of us in the past. Typically this is

due to the builder not wanting to cancel the set even though poor weather is expected. But other causes are lack of experience in site preparations or delays in the delivery of the boxes.

In some situations the builder was unaware that permits for street closures or the hiring of an official to direct traffic or supervise the street closure was necessary.

The reality is that once

our crews have been disbursed to the job site the night before, policy requires us to require what is known as a "Deadhead" charge to cover our expenses. Would you want to pay for a Set Crew Sleepover?

The easiest way to avoid this is to constantly monitor the weather, know when your boxes will arrive, check with the local authorities to see if special permits or an official to

direct traffic is required. If overhead wires are an issue you should check with the power company to see if it is required to cut power for a short period of time. Make sure your site is ready. These and other pre-set day preparations will avoid the possibility of a "Deadhead" charge. Below you will find a sample Pre-Shipment checklist which should help streamline the process and avoid unexpected charges.



The Worst Site Ever!

Poor weather conditions, ice build-up on the boxes and overhead wires were just a few of the many obstacles we had to overcome on this particular set. These issues resulted in lengthening the set and became costly to the builder, and was quite exhausting for our crews. All of which could have been avoided with proper planning.

Pre-Shipment Checklist

Foundation and Footings Completed
Foundation Square and Level (Inspected)
Access Route for Crane and Modules Planned
Obstacles for Crane and/or Modules Removed
Delivery Dates Established and Confirmed (Prior to Set Day)
Crane Pad Ready and Firm
Front End Loader or Dozer to Move Boxes Scheduled
Set Crew and Crane Scheduled and Confirmed
Weather Forecast Checked (Have Tarps on Standby)
Utilities Alerted for any Required Service Interruption
Special Permits Obtained if Required
Site Official Scheduled and Confirmed if Necessary.

Introducing the Brookview

\$106,068.00

Foundation, Home, Delivery and Set!

1/2 the Freight!

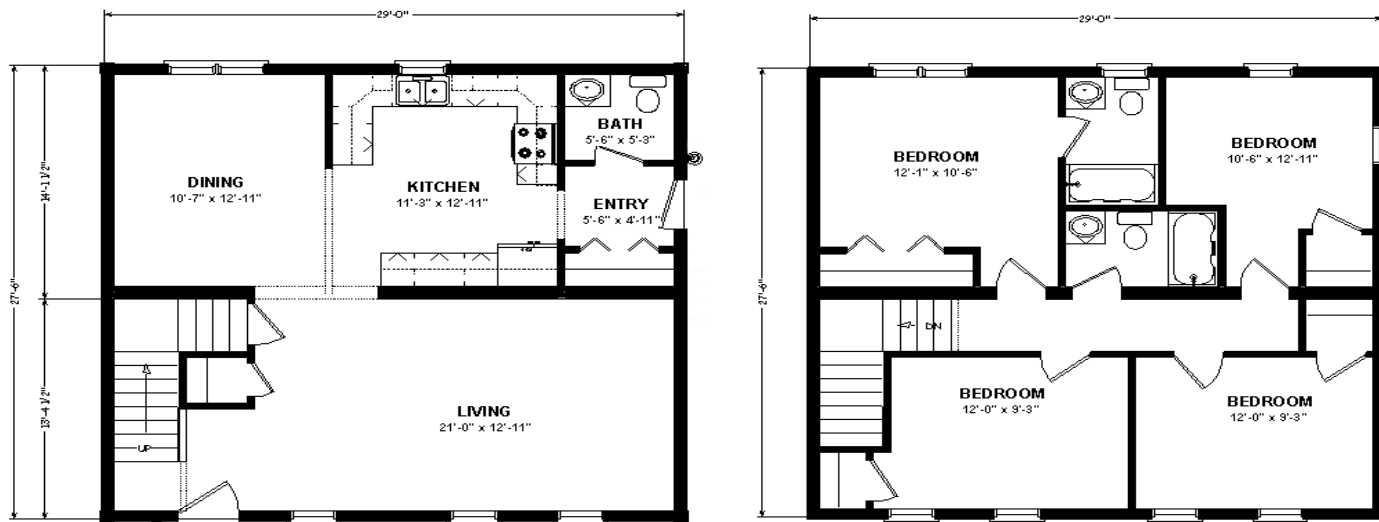
Featuring 9'



27'6" x 29'
1596 sq.ft.

Some limitations and restrictions do apply. Delivery included within Certain distances.

Home Renderings are for illustrative purposes only and may contain some optional features. Actual homes may vary.



STANDARD FEATURES FOR THE BROOKVIEW

- 2 X 10 Floor Joists
- 5/8 OSB Decking
- Luan Underlayment
- 25 OZ FHA Carpet
- Rebond Carpet Padding
- 7/12 Roof Pitch
- 1/2" Ply. Roof Sheathing
- R-30 Ceiling Insulation
- 30 Yr. Arch. Shingles
- Shingle over Roof Venting
- (2) Reverse Gables on Front
- 16" O.C. Exterior Walls
- 2 x 4 Interior & Exterior Walls
- 7/16 OSB Sheathing
- Merillat Essentials Cabinets
- Cove Molding on Wall Cabinets
- Laminated Self-Edge Countertops
- Cultured Marble Vanity tops
- Aker tubs and showers
- Mirrors & Lights over Vanities
- Vanities with Drawers
- Congoleum Vinyl Floor
- 6 Panel Hollow Core Doors
- Real Wood Molding
- Single Lever Faucets
- 200 Amp Full Size Panel Box
- Elongated Commode
- Copper Water Lines
- Door Bell Front & Rear Doors
- Vinyl Tilt-In Low-E Windows
- 6" Window Sills
- Premium Vinyl Siding
- Eave Overhangs 10" Hinged
- 6-Panel Fiberglass Insulated Front Door
- 9-Lite Fiberglass Insulated Rear Door
- And Many More.....
- Call us for more details

The Importance of a Tarp



We've all seen it happen, the day starts out beautifully and then an unexpected shower pops up. Although this particular home arrived wet due to house wrap failure, having plenty of large tarps available will be helpful in avoiding similar situations with an unexpected shower.

Our crews will be happy to assist you in covering your home with the tarps you provide, but it is ultimately your responsibility to monitor the effectiveness of the tarp. Especially if the home is left covered over the weekend, or several days due to weather delays.



WE SET FOR BUILDERS ALL OVER NEW ENGLAND! CALL US TODAY TO SCHEDULE YOUR NEXT SET.
(207) 539-4884

Weather Monitoring Web Sites

- www.noaa.com
- www.accuweather.com
- www.wunderground.com
- www.weather.com

Avoiding the Pitfalls of the Cape Chalet from Steve's Desk

Because of my experience and knowledge of the set business, I am often called upon to evaluate problem installations and report on them. I was called upon to do just that on this home. It was apparent that alignment problems, set crew inexperience with this style home and the parts and pieces from the manufacturer that didn't quite fit all contributed to the problems with this cape chalet.

The upper vaulted roof panels over the living room of this Cape Chalet are rippled and bowed. This is apparently caused by a major alignment problem between the lower and upper roof panels.

On the other end of the home it appears that the gable end panels are too big which is forcing the rake edge of the home to be higher than the rest of the roof plane. This would explain the gaps between the knee wall studs and the lower plates.

These and other problems with the cape chalet are not uncommon. **Many builders make the mistake of not budgeting enough money in the project to get the home completed properly.** The cape chalet requires much more work

and attention than your typical home on set day and in the completion thereafter.

It is extremely important when deciding to build a cape chalet style home that more money is budgeted for proper completion.

It is equally important to pay close attention to the experience of the manufacturer and the set crew with the cape chalet to ensure that these types of issues do not arise. They are costly and in most cases totally avoidable.

Setwright is available for evaluations and consultations as well as set crew services for cape chalets as well as all other home styles. Call us at (207) 539-4884.

