SWAN CO.

SEALCOATING 101 & MORE!

SEALCOATING: *WHAT YOU SHOULD KNOW*

Asphalt consists of two parts: aggregate & bitumen. Over time, sun, rain, snow, and freeze/ thaw cycles affect the pavement by wearing away the topmost layer of bitumen. As a result, the aggregate starts to dismantle.

Sealcoating the asphalt pavement on a regular schedule continues to replace that top layer of bitumen. Like changing the oil in a car, regular asphalt maintenance protects the asset and keeps it in high-functioning, attractive order for many years.

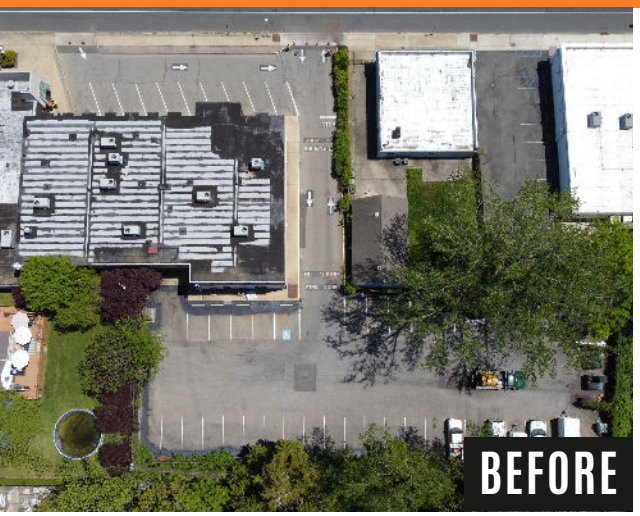
Did you know that the best time for sealcoating is during the hot summer months when temperatures are more than 70 degrees and the sun is shining?

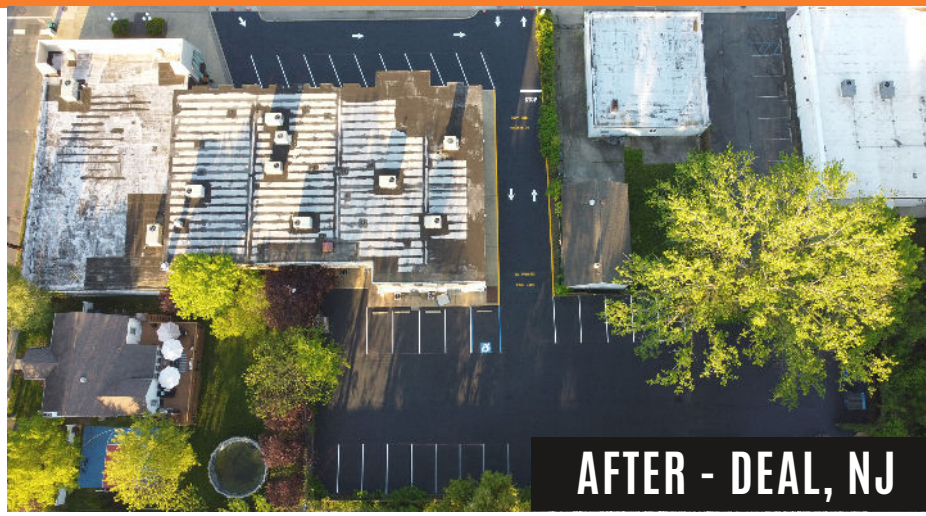
CHECK OUT WHAT ELSE IS INSIDE!

Pro-Active Vs. Re-Active Spending

What's the Key to Success During Winter Weather?

QUEENS, NY





PROACTIVE VS. REACTIVE

While spending came to a grinding halt in 2020, this year many property owners and managers are working diligently at both maintenance items and budget planning for larger scope projects.

Proactive commercial property management calls for a systematic approach to maintenance services. But let's be real, **property managers have such a demanding job that a *comprehensive plan can't always be accomplished on every site.***

A reliable contractor isn't just the company that provides an estimate or shows up in an emergency, but **a partner in comparing pro-active dollars verses re-active dollars.**

Our Site Assessment Plan is designed to accomplish the four following things:

1. More Effectively Budget & Plan Annual Maintenance Processes
2. Reduce Exposure to Liabilities
3. Increase Appeal to Tenants, & The Public, Increasing Earnings Potential
4. Reduce Tenant & Customer Complaints

How is this achievable?

Reach out to us for a copy of our S.A.P.

WINTER SUCCESS

After a winter like the 2020-21 season, many have asked: What's the real key to a safe & seamless season?

The answer? **Planning should already be in full swing!**

Has the Snow Contractor setup a visit to discuss planning for each specific site?

Soon, check our blog for a list of questions that should be considered with your Snow Contractor.

Connect with us!

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