SWAN CO.
ASPHALT & CONCRETE

MAY 2025
www.trustswan.com

SUMMER IS FOR SEALCOATING – HERE'S WHY IT MATTERS

As we move into the summer months—June through August—we enter the optimal window for **sealcoating**. Warm, dry weather helps sealcoat cure properly, making this the best time to plan preventative maintenance that protects your pavement long-term.

Why sealcoat? It's more than just a cosmetic upgrade. Sealcoating:

- Shields asphalt from water, oil, salt, and UV damage
- Extends pavement life by preventing cracks and oxidation
- Reduces the need for costly repairs
- Keeps lots looking fresh, clean, and professional

While our current season is just getting underway, this project highlights the lasting value of well-timed sealcoating:

Access Self Storage – Proactive Maintenance for a Storage Facility

To protect their asphalt and extend its lifespan, Access Self Storage scheduled professional sealcoating. Our team prepped the surface by cleaning loose debris from cracks, ensuring the sealcoat bonded properly. The finished result offers lasting protection and a clean, well-maintained appearance across their RV and storage lot.

How Swan Co. Helps

We don't just apply sealcoat—we help property managers think strategically about long-term pavement care. By evaluating the condition of your parking lot and offering cost-effective solutions, we partner with you to protect your assets, extend pavement life, and make the most of your maintenance budget.

Now is the best time to plan ahead before the schedule fills up.

Request an Estimate Today →

Trusted Pavement Partner℠
For Property Management Professionals

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Season Kick-Off: Take Your Child to Work Day

We kicked off the season in the best way—welcoming our team's kids for a behind-the-scenes look at life at Swan Co. From sitting in the big machines to learning what happens in the office—and yes, a water blaster fight to finish the day—it was a great reminder of the people and values that power our company. These are the moments that remind us: at Swan, we're more than a team—we're family.

Farewell, Michele – You'll Be Missed

After a dedicated year supporting both the team and our clients, **Michele Gracia**, our Office Administrator, is retiring. Michele joined us in 2024 with more than 13 years of experience in the property management industry and an impressive background in sales, customer service, and project management. Her calm professionalism, attention to detail, and deep care for helping others made a lasting impact on everyone she worked with. We're deeply grateful for her contributions and wish her all the best in this next chapter!

Welcome, Mike – Sales & Project Management

We're excited to welcome **Mike** to the team! With five years of construction management experience in New York City's high-rise sector, Mike brings a strong operational mindset and a detail-oriented approach to every project. He's already been helping Joe and Kim with estimating, project management, and site visits—and has also been instrumental in introducing **drone mapping and photogrammetry** to support smarter planning and analysis. We're thrilled to have him on board!

Reach Out Anytime. We're Happy to Help.

As summer gets into full swing, our team is ready to help you stay ahead of your pavement and property needs. Whether it's planning upcoming projects, responding to unexpected issues, or just talking through options, we've got your back.

Get in touch with **Joe, Kim, or Ray**—a team familiar with your properties, your goals, and how to keep things moving efficiently.

Connect With Us →

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