

# Dare To Compare

Before you buy do the comparison of what you get!



25 Questions To Ask Any Building Manufacturer	BRAEMAR Building Systems									
	Yes	No	Yes	No	Yes	No	Yes	No	Yes	No
1. Does the building have all the framed openings you need?	✓									
2. If you need gutters and downspouts are they included in the price?	✓									
3. Are the building codes correct for your area?	✓									
4. Is the live load correct for your area?	✓									
5. Is the wind load correct for your area?	✓									
6. Is wind exposure correct for your area?	✓									
7. Is the seismic zone correct for your area?	✓									
8. Are walk doors (or walk door framed openings) included in the price?	✓									
9. Are windows (or window framed openings) included in the price?	✓									
10. Is insulation included in the price?	✓									
11. Can you buy any commercial building insulation?	✓									
12. Does the insulation have reinforced facing?	✓									
13. Can you buy anybody's self framing walk door?	✓									
14. Can you buy anybody's overhead doors?	✓									
15. Is freight included in the pricing?	✓									
16. Is the finish on the walls indicated?	✓									
17. Is the finish on the roof indicated?	✓									
18. Is the finish on the trim indicated?	✓									
19. Is there a commitment to drawings?	✓									
20. Is there a commitment for delivery?	✓									
21. Are engineer stamped anchor bolt plans included?	✓									
22. Are engineer approval drawings included?	✓									
23. If structural calculations are needed are they included?	✓									
24. Are they in good standing with the Better Business Bureau?	✓									
25. Do they have references?	✓									

*After doing your comparison did the competition give you what you needed the first time around or did you constantly have to question them? If they were not forth coming up front what is going to happen down the road? Do you want to deal with someone that does not have your best interests as a priority?*

**Braemar Building Systems • [www.BraemarBuildings.com](http://www.BraemarBuildings.com) • [sales@BraemarBuildings.com](mailto:sales@BraemarBuildings.com)**  
 United States • 925 West Kenyon Avenue #6 • Englewood, CO 80110 • Phone: 888-480-5552 • Fax: 303-788-9996  
 Canada • 3149 Regional Road #9 • York, Ontario NOA 1R0 • Phone: 905-772-3551 • Fax: 905-772-3422

## **Before You Buy a Metal Building**

A building project can be a frustrating experience if you don't do your homework. Questions must be answered before buying a building. Who is going to do the concrete, building erection, building permits, water hook-up, electrical, plumbing, how many exit doors are needed, how many bathrooms do you need, etc...

It's wise to get a contractor involved. But just because they're a contractor doesn't mean that they're qualified to do your total turnkey package. It's important to check the contractor's licenses and references to make sure they're qualified to do your building package.

### **Check with your local building department on the following:**

- Property zoning?
- Property set backs?
- Correct building code?
- Correct live load or ground snow load?
- Correct wind load?
- Correct wind exposure? (This does not apply to all codes.)
- Correct seismic code?
- Are structural calculations required?
- Is a stamped foundation design required?
- Required permits and fees?
- Any covenants controlling your area?
- Sprinkler requirements?

\* These twelve questions will help you make sure you're ordering a building that's correctly designed for your area and lot size.

### **When ordering a building make sure of what you're getting with that building. What are you getting?**

- Check for the correct codes and load.
- If structural calculations are needed is it included?
- What gage of sheeting are you buying? (24 gage, 26 gage, 29 gage is thinner than 26 gage)
- What finish does the sheeting have? (color, galvalume, zincalume)
- What is the warranty on the finish?
- What type of roof are you getting? (screw down, standing seam)
- What type of wall sheeting are you getting? (R panel, PBR, PBA)
- What is the trim package? (base trim, trimmed framed openings, trim colors options)
- Are the dead loads added to accommodate a sprinkler system?
- Are walk doors included?
- What kind of door? (glass, solid metal, metal with a window) Are you getting the glass? What kind of lock set? Do you need panic hardware?
- Walk door framed openings without the door?
- Are windows included?

## ***Before You Buy a Metal Building***

- What kind of windows? (insulated, screens, horizontal slider, vertical slider)
- Window framed openings without windows?
- Are overhead doors included?
- What kind of doors? (canister, sectional, sliding, insulated, non-insulated, motor lift, chain lift, windows, no window, what color)
- Door framed opening without the door?
- Are vents included?
- What kind of vents? (louvers, ridge vents, with damper, without damper, with screens, without screens, what color)
- Vent framed opening without a vent?
- Is insulation included?
- What kind of insulation? (what R value, what thickness, what facing)
- Are gutters and downspouts included?
- How many downspouts?
- Who is responsible for the foundation design?
- Is this an erected price?
- Is freight included?
- Is sales tax included?

\* Don't just ask the question. Make sure it's written on the agreement before you sign. The agreement is a binding commitment between you and the seller. Don't just take their word that it's included. Adding to or making changes after the contract is signed can be costly. The more you have in black and white the less you have in gray!

### **The Better Business Bureau has the following cautions when thinking of a steel building:**

You can check the rating of any US company through the Better Business Bureau's web site at:

<http://www.bbb.org/>

When purchasing a steel building, or steel building "kit" there could be hidden costs that you may want to factor in to your purchase decision.

1. Concrete Foundation
2. Additional Doors
3. Permits
4. Land Preparation
5. Delivery
6. Erection
7. Taxes

Other costs to consider are electricity, plumbing, insulation and interior finishing. Keep in mind that if purchasing a "kit", that it is just one part of the overall cost.