

# 20 YEAR SYSTEM WARRANTY CERTIFICATE

## TANKING SOLUTION

### WATERPROOFING SOLUTION

#### BUILDING OWNER:

Name of building owner at the time of product or system installation.

#### APPLICATOR COMPANY:

Name of Company who installed the product or system, and their contact details.

#### PROJECT ADDRESS:

#### PRODUCTS SUPPLIED:

WARRANTY CERTIFICATE NO.  
Unique identifier

CERTIFICATE NO.

SPECIFICATION NO.

INSTALLATION DATE:

WARRANTY ISSUE DATE:

SIGNATURE

ALEX VALENTINE  
MANAGING DIRECTOR  
Alco Waterproofing Solutions Ltd

# 20 YEAR SYSTEM WARRANTY

## BELOW GROUND

**Allco Waterproofing Solutions Ltd (Allco)** warrants that the below ground waterproofing system installed (**System**) will continue to perform under normal usage for 20 years from the Warranty Commencement Date (**Warranty Period**). If the System (**Product plus Installation**) is proved to be defective, Allco will at its option repair, or pay the reasonable cost of repair or replacement of the System, subject to the terms and conditions set out below.

**"THIS WARRANTY IS VALID ONLY IN AREAS OF FULL ENCAPSULATION USING PRODUCTS APPROVED BY ALLCO AS PART OF THE FULL ENCAPSULATION. ALL OTHER AREAS WHERE FULL ENCAPSULATION HAS NOT TAKEN PLACE, MAY BE ELIGIBLE FOR A PRODUCT ONLY WARRANTY"**

### TERMS AND CONDITIONS OF WARRANTY

#### 1. Warranty Validation Process

- 1.1 This Warranty must be presented to the Building Owner (or their representative) by the Approved Applicator.
- 1.2 The Warranty shall be valid only when accompanied by:
  - (a) the Workmanship Warranty signed by the Approved Applicator; and
  - (b) maintenance and inspection forms completed correctly and in a timely manner.
- 1.4 A Warranty claim shall be notified in writing by the Building Owner to Allco no later than 14 days from the discovery of the damage or defect and shall include the Warranty Certificate Number.
- 1.5 Allco may cancel this warranty by written notice to the Building Owner if Allco has not received payment for the Products in full within [180] days after the Warranty Commencement Date. Allco must give the Building Owner not less than 60 days' written notice (including the opportunity to pay any overdue amounts) before cancelling the Warranty under this clause.

#### 2. Scope of Warranty

- 2.1 Subject to these terms and conditions, Allco will:
  - (a) be liable if there is a defect in the System; and
  - (b) pay the costs of repair by an Approved Applicator after consultation and agreement with the Building Owner.

- 2.2 Allco's liability shall be as described in 5.1 (c) and shall reduce on a linear pro-rata basis for the time remaining in the Warranty Period.
- 2.3 The installation of the System must have been completed in accordance with any applicable Governmental regulations, building standards, building codes and Allco Specifications and installation instructions.
- 2.4 The System must have been installed by an Allco licenced installer employed by an Approved Applicator.
- 2.5 The products that are used in the System must be purchased directly from Allco by the Approved Applicator and installed in New Zealand.
- 2.6 This Warranty is deemed to have been transferred by the Building Owner to any subsequent owner of the Building.

#### 3. Inspection, repairs and maintenance of the Product

- 3.1 The Building Owner must at their care:
  - (a) Arrange and ensure that an Approved Applicator undertakes the visual inspection programme and maintenance;
  - (b) Arrange and ensure that an Approved Applicator undertakes inspections, repairs and maintenance activities;
  - (c) keep a record of all inspections, maintenance and repairs,in accordance with the Care and Maintenance Plan during the Warranty Period and make all such records available to Allco for inspection on request.

**4. Limitations of Warranty**

4.1 This Warranty will not be valid to the extent that any damage is the result of:

- (a) events or circumstances beyond the reasonable control of Allco including earthquakes, unusually severe weather events, Government acts, terrorism and acts of civil disobedience;
- (b) structural defects, subsidence and/or movements (including hidden defects) in the Building or of other Building elements;
- (c) additions, modifications or alterations affecting the Product which have not been authorised in writing by Allco;
- (d) the Building Owner's acts or omissions including failure to comply with these Warranty terms;
- (e) drainage system obstructions, penetrations, landscaping, subsidence, ground height change, slope change, root damage, animals, inadequate drainage or water ponding;
- (f) the acts or omissions of any third party that have not been authorised in writing by Allco;
- (g) defective designs, application and/or engineering of the waterproofing product;
- (h) the use of defective or unapproved products applied or installed over or under the System or improper use of these products;
- (i) misuse or wear and tear in general, including traffic;
- (j) water infiltration from an adjacent structure;
- (k) incorrect storage or handling of Allco's products prior to or during installation;
- (l) exposure to chemicals including aliphatic or aromatic solvents, chlorinated hydrocarbons, turpentine, organic or inorganic polar products or oils;
- (m) storage, handling and installation of Allco's products except in accordance with Allco's and the manufacturer's recommendations;
- (n) changes in colour due to exposure to sunlight, ageing, subfloor moisture or water damage; or
- (o) variations in colour, shade, or texture, from those shown on samples, product packaging or any other marketing products.

**5. Limitations of Allso's Liability**

5.1 Allco shall not be liable for:

- (a) accidental, consequential, direct or indirect damages or punitive or exemplary damages deriving from the failure of the System, including damage to the interior or exterior of the Building, damage to the property or neighbouring properties, injury to persons, loss of business or profits;
- (b) any System that is installed under buildings with high internal humidity, freezer buildings or buildings used for cold storage, unless agreed in writing in advance; or
- (c) any claim that exceeds the total value (singularly or to the combined total of multiple claims) of the Allco supplied products invoiced by the applicator (ex GST), specific to the project identified in the warranty plus the amount charged by the Approved Applicator to install the System.

**6. General**

6.1 No representation, promise, affirmation or statement by any Allco Employee, or agent of Allco will be enforceable against Allco unless it is specifically included in writing in this Warranty and signed by Allco's Chief Executive Officer or Managing Director.

6.2 Nothing in this Warranty shall limit any condition, warranty, right or remedy available to the Building Owner that is imposed by applicable legislation (including the Building Act 2004, the Fair Trading Act 1986 and the Consumer Guarantees Act 1993) except to the extent permitted by such legislation.

6.3 Any repairs or replacement product(s) provided under the terms of this Warranty do not extend the Warranty Period.

6.4 Any disputes regarding this Warranty that cannot be resolved by the parties shall be resolved by expert determination by an independent expert appointed by the New Zealand branch of the Royal Institute of Chartered Surveyors (whose decision shall be final).



## ALLCO TANKING SOLUTION CARE AND MAINTENANCE DOCUMENT

CETCO Volclay and Coreflex Range

### ALLCO WARRANTY - 20-YEAR PRODUCT OR 20-YEAR SYSTEM

Allco Waterproofing Solutions Ltd is proud to be associated with the highest quality tanking membrane suppliers from across the world. Your project utilises the highest quality CETCO Volclay or Coreflex tanking solutions, that are designed, manufactured, and installed to provide years of protection against water ingress.

Your CETCO Volclay or Coreflex tanking system is manufactured using premium quality materials and has been installed by trained Allco Approved Applicators. Upon completion your Allco Approved Applicator will issue you, the Owner or 'End User' of the building, with a Workmanship Warranty. Once this has been provided by the installer Allco Waterproofing solutions will issue you a **20-year Product** or **20-year System** Warranty, depending on the product and extent of waterproofing undertaken.

To ensure continued performance and the validation of this warranty, regular, thorough, and documented inspection of the tanked areas is required. Timely action regarding any issues and maintenance of drainage and related items is required, as good inspection and maintenance regime the best way to prevent problems developing in the future.

If at any time you have concerns regarding the performance of your CETCO Volclay or Coreflex tanking system, please contact your applicator in the first instance or Allco Waterproofing Solutions directly.

Regular basic inspections can be undertaken by the End User (Homeowner, Building Maintenance) but periodically a trained Allco Approved Applicator must perform a more detailed inspection. If during any 'End User' inspection, an issue is discovered, an Allco Approved Applicator should be contacted immediately.

The following pages contain some DOs and DON'Ts and general information for the right way to look after your below grade waterproofing.

## END USER (HOMEOWNER, BUILDING MAINTENANCE)

### DO:

- Undertake walk-around General Inspections (see below) at least twice a year. It's best to do them at the end of Spring and Autumn, before and after the worst weather.
- Record all inspections on the Tanking Inspection form either in hardcopy (provided) or online at [www.allco.co.nz](http://www.allco.co.nz)
- Perform specific general inspections after severe weather events - including but not limited to; heavy continuous rainfall, flooding, geological events, slips and during/after construction on your site or neighbouring sites.
- Contact Allco Approved Applicator to perform detailed inspection of the installed tanking system at periodic intervals as noted
  - Initial inspection – 1 year
  - Follow up after 3 years
  - Planned inspection at 5-year intervals to completion of warranty
  - Immediately if any leakage is observed

### DON'T:

- Allow unqualified personnel to review any issues or perform any remedial work.
- Permit tradespersons (e.g., plumbers, electricians) to make penetrations into your external below grade envelope. Any modifications to your external below grade envelope particularly those that require penetrations or fixings must be carried out or supervised by an Allco Approved Applicator.
- Puncture the tanking membrane or allow others to do so.
- Allow planting or landscaping changes that may result in damage or circumvention of the waterproofing membrane.

## GENERAL INSPECTION – END USER

- Ensure that the areas surrounding the below grade envelope, especially surface gutters, drains and channels are clean and free of organic matter (weeds, leaves, twigs), dirt and any other debris.
- Check that all outlets and overflows around the building are free from debris allowing water to flow freely through them without restriction or ponding.
- Check inside surface of below grade areas for signs of dampness, especially around penetrations.
- Clear the area surrounding the building of any new plants or weeds whose roots may impact the tanking membrane performance.

## LEAKS AND DAMAGE

If any leaks, damage, or unauthorised works are identified, you should immediately contact the Approved Applicator who issued the Workmanship Warranty or Allco Waterproofing Solutions. Any repairs required must be carried out by an Allco Approved Applicator and recorded as part of your inspection programme.

## ALLCO APPROVED APPLICATOR

- Perform detailed inspection of the installed tanking system at periodic intervals as noted or when contacted by the End User
  - Initial inspection – 1 year
  - Follow up after 3 years
  - Planned inspection at 5-year intervals to completion of warranty
- Perform specific inspections after any internal or external repair work below grade or other work carried out on the area of the building near the external, below ground envelope.



## APPLICATOR INSPECTION

- Inspect the internal surfaces of the below grade external envelope for any visible signs of damage, dampness, or punctures, especially around control joints.
- Check for new penetrations.
- Check termination heights of membrane are unchanged and adequate.
- Check fixings of termination bars.
- Where practical, flush drain coils to keep non hydrostatic performance within suitable conditions
- Inspect any metal cap flashings to ensure they are secure.
- Check the ground around the building for slumping or excessive cracking.
- Ensure ground contour and landscaping has not been adjusted in relations to confinement pressure or height of compliant backfill.
- Check for changes influencing water flow paths or concerns that need to be addressed or noted.
- Check for signs of structural movement (settlement of the structure) etc.
- Check surrounding properties for changes or construction that could have an effect on the tanking membrane, flow path or drainage of your site.
- Record all inspections and /or work completed on the Tanking Inspection form either in hardcopy in the End User's possession or online at [www.allco.co.nz](http://www.allco.co.nz)

# TANKING INSPECTION FORM

Tanking Product \_\_\_\_\_

Warranty Certificate \_\_\_\_\_

Warranty Period \_\_\_\_\_

Owner \_\_\_\_\_

Site address \_\_\_\_\_

Installation Type \_\_\_\_\_

Installation Area \_\_\_\_\_

Applicator \_\_\_\_\_

Installation Commencement Date \_\_\_\_\_

Installation Completion Date \_\_\_\_\_

5 Te Kea Place, Albany

Auckland. PO Box 101-903

North Shore City 0745

P: 09-448-1185

E: [info@alco.co.nz](mailto:info@alco.co.nz)

[www.alco.co.nz](http://www.alco.co.nz)



## END USER INSPECTIONS

Inspection date	Drains Inspected	Lanscaping Alterations	Planting is clear	Penetrations Inspected	Signs of Leakage	Actions taken	Comments/Issues Identified
<input type="text"/>	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> Yes	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> Yes	<input type="text"/>	<input type="text"/>
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## APPROVED APPLICATOR INSPECTIONS

Inspection date

Substrate Condition

☐ Good☐ OK☐ Needs Attention

Drains Inspected

☐ Yes☐ No☐ Not needed/deferred

Gutters clear

☐ Yes☐ No☐ Not needed/deferred

Ground Inspected

☐ Yes☐ No

Ground Condition

☐ Good☐ OK☐ Needs Attention

Penetrations Inspected

☐ Yes☐ No

Penetration Condition

☐ Good☐ OK☐ Needs Attention

Signs of Leakage

☐ No☐ Yes

Actions taken

Issues Identified and comments

Inspection date

Substrate Condition

☐ Good☐ OK☐ Needs Attention

Drains Inspected

☐ Yes☐ No☐ Not needed/deferred

Gutters clear

☐ Yes☐ No☐ Not needed/deferred

Ground Inspected

☐ Yes☐ No

Ground Condition

☐ Good☐ OK☐ Needs Attention

Penetrations Inspected

☒ Yes☐ No

Penetration Condition

☐ Good☐ OK☒ Needs Attention

Signs of Leakage

☐ No☐ Yes

Actions taken

Issues Identified

Inspection date

Substrate Condition

☐ Good☐ OK☐ Needs Attention

Drains Inspected

☐ Yes☐ No☐ Not needed/deferred

Gutters clear

☐ Yes☐ No☐ Not needed/deferred

Ground Inspected

☒ Yes☒ No

Ground Condition

☐ Good☒ OK☒ Needs Attention

Penetrations Inspected

☐ Yes☐ No

Penetration Condition

☐ Good☐ OK☐ Needs Attention

Signs of Leakage

☐ No☐ Yes

Actions taken

Issues Identified

Inspection date

Substrate Condition

☐ Good☐ OK☐ Needs Attention

Drains Inspected

☐ Yes☐ No☐ Not needed/deferred

Gutters clear

☐ Yes☐ No☐ Not needed/deferred

Ground Inspected

☐ Yes☐ No

Ground Condition

☐ Good☐ OK☐ Needs Attention

Penetrations Inspected

☐ Yes☐ No

Penetration Condition

☐ Good☐ OK☐ Needs Attention

Signs of Leakage

☐ No☐ Yes

Actions taken

Issues Identified



## TANKING - END USER INSPECTIONS

Inspection date	<b>Drains Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Lanscaping Alterations</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Planting is clear</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Penetrations Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>Signs of Leakage</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Actions taken</b>	<b>Comments/Issues Identified</b>
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Inspection date	<b>Drains Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Lanscaping Alterations</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Planting is clear</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Penetrations Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>Signs of Leakage</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Actions taken</b>	<b>Comments/Issues Identified</b>
Inspection date	<b>Drains Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Lanscaping Alterations</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Planting is clear</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Penetrations Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>Signs of Leakage</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Actions taken</b>	<b>Comments/Issues Identified</b>
Inspection date	<b>Drains Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Lanscaping Alterations</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Planting is clear</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Penetrations Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>Signs of Leakage</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Actions taken</b>	<b>Comments/Issues Identified</b>
Inspection date	<b>Drains Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Lanscaping Alterations</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Planting is clear</b> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Needs Attention	<b>Penetrations Inspected</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	<b>Signs of Leakage</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Actions taken</b>	<b>Comments/Issues Identified</b>



## TANKING - APPROVED APPLICATOR INSPECTIONS

Inspection date	Substrate Condition	Drains Inspected	Gutters clear	Ground Inspected	Penetrations Inspected	Signs of Leakage	Actions taken
<input type="text"/>	<input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Ground Condition <input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Penetration Condition <input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> No <input type="checkbox"/> Yes  <input type="checkbox"/> Issues Identified and comments	<input type="text"/>
Inspection date	Substrate Condition	Drains Inspected	Gutters clear	Ground Inspected	Penetrations Inspected	Signs of Leakage	Actions taken
<input type="text"/>	<input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Ground Condition <input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Penetration Condition <input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> No <input type="checkbox"/> Yes  <input type="checkbox"/> Issues Identified	<input type="text"/>
Inspection date	Substrate Condition	Drains Inspected	Gutters clear	Ground Inspected	Penetrations Inspected	Signs of Leakage	Actions taken
<input type="text"/>	<input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Not needed/deferred	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No  <input type="checkbox"/> Ground Condition <input checked="" type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> Yes <input type="checkbox"/> No  <input type="checkbox"/> Penetration Condition <input type="checkbox"/> Good <input type="checkbox"/> OK <input type="checkbox"/> Needs Attention	<input type="checkbox"/> No <input type="checkbox"/> Yes  <input type="checkbox"/> Issues Identified	<input type="text"/>
Inspection date	Substrate Condition	Drains Inspected	Gutters clear	Ground Inspected	Penetrations Inspected	Signs of Leakage	Actions taken
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