

PROJECT PROFILE

→ Roof Restoration
Lake Stevens, WA
Cavelero Mid High School



Phased Planning, Proven Results: How Lake Stevens School District Extended Roof Life *and* Protected Their Budget

When Bobby Vaughn became Manager of Facilities and Operations at Lake Stevens School District, he inherited buildings with a patchwork of past roofing work.

Vaughn was particularly concerned about roof leaks at Cavelero Mid High School. So, when his local Tremco representative offered to conduct infrared scans of the roof at no upfront cost, he readily agreed. "Those scans were fundamental to understanding where the issues were and to prioritizing the work," said Vaughn.

ROOF RESTORATION LAKE STEVENS, WA

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The thing that puts Tremco above others is their communication. When I'm managing a project, I need to know as much as possible to do my job without having to oversee every detail. Tremco's daily reports—with pictures and next steps—were fantastic. There was never a question about what was getting done when. The team immediately addressed any concern I had. They were a great crew all around.”

BOBBY VAUGHN
MANAGER OF
FACILITIES AND
OPERATIONS
LAKE STEVENS
SCHOOL DISTRICT



Data Driven Decision-Making

The Tremco team returned with a detailed moisture-scan report highlighting exactly where the roof was compromised. More importantly, they delivered a long-term, phased plan that aligned with the district's budget constraints.

“Those comprehensive reports were what I depended upon for internal budgeting conversations,” said Vaughn. The project began with eight initial repair areas to address active leaks, followed by restoration of multiple roof areas with Tremco's AlphaGuard BIO roof coating system.



Tremco Roofing and WTI are part of Tremco Construction Products Group



Restoration as a Budget-Smart Strategy

Roof restoration was a new approach for Vaughn—but quickly became an easy decision. “It’s all about dollars—we don’t have many of them,” he joked. Along with lower upfront costs compared to replacement options, the 20-year warranty far exceeded the 10- to 15-year warranties quoted by other manufacturers.

Another key advantage was AlphaGuard BIO’s low-odor, high-performance formula, which was perfect for the sensitive school environment. School was in session throughout the project and Vaughn reported that “I didn’t receive a single complaint. Tremco’s safety measures and project staging were great.”



A Phased Approach That Delivers

“For me, getting projects completed quickly isn’t as important as quality,” said Vaughn. “Taking a phased approach was a good option for us, and the scans gave us the information we needed to make informed decisions. Maybe other schools aren’t thinking about completing projects in phases, but I’d recommend it as an effective and budget-friendly approach.”

Streamlined Procurement

Due to Tremco/WTI’s longstanding relationship with KCDA, a purchasing cooperative owned by Washington’s public school districts, the school district chose to use the KCDA contract for roofing.

The KCDA contract meets the bid requirements necessary for public works projects, simplifies the vetting process, and accelerates project startup.

