

## Items that May Compromise TERMITE WARRANTY / PROTECTION

Termites are prevalent in Georgia and many consumers have taken measures to help protect one of their most valuable possessions by contracting with a licensed pest management professional (PMP) to help control and prevent termites in their home.

**TREATMENTS** | Termite control treatments used by pest professionals include a liquid, a bait system, or a combination thereof. After the treatment, the PMP will determine the follow-up necessary to protect the home from termites and other wood destroying organisms. This varies depending on the company policies, treatment type and the type of structure. Many pest control companies offer retreatment warranties or limited repair warranties which may protect homeowners from the expense of damage caused by termites or wood destroying organisms. A follow-up should include an annual inspection of the structure.

**MODIFICATIONS** | Within most warranties, there is a clause that advises the structure owner if making changes to the home, these alterations may impact the effectiveness of the termite treatment and may nullify any warranty offered by the company. These policies are there to protect the consumer as well as the PMP.

While some home modifications may be beneficial for the consumer, they may create opportunities for termites, as well as fungus, to enter and damage the home. It is important to contact the pest control company that has treated the home prior to making any major changes to the property. *In some cases, a retreatment may be needed. In other cases, the pest professional may no longer be able to service the home due to the inability to do an adequate treatment and / or accomplish an adequate visual inspection.*

**Certified Pest Control Operators Association of Georgia**  
and the **CPCO of GA** members thank you  
for taking time to read this pamphlet.

---

Remember to contact your pest management professional  
before making alterations to your home.

(continued Consumer Advisory)

A few examples of additions or alterations that need to be discussed with the pest control professional prior to modifications on the home.

- 1.) Additions to the home: These areas will need to be treated or in the case of extensive remodeling the entire home may need to be retreated.  
(VIEW PHOTO AT RIGHT)

### New Additions



- 2.) Replacing the driveway or patio slab.
- 3.) Installing a new wood deck, porch, siding, support posts in a crawl space. All wood on the exterior of a home should be 6 or more inches from the ground and more than 18 inches from the soil in a crawl space to help prevent termites. Builders often do not follow these guidelines.  
(VIEW PHOTO AT RIGHT)

### Deck Additions



- 4.) Installing a retaining wall or disturbing the soil along the exterior foundation by doing landscape projects.  
(VIEW PHOTO AT RIGHT)

### Retaining Wall



### French Drain



- 5.) Installing a new French drain or sprinkler system. In the case of a liquid treatment—the pesticide in the soil is removed where the ground is dug out for the drain. This leaves an open gap in the termiticide barrier and will need to be retreated.  
(VIEW PHOTO AT RIGHT)

- 6.) Finishing an unfinished basement may affect the warranty.

- 7.) Installing spray foam insulation in the crawl space, basement or the attic. These options may be great for insulation purposes but termites love foam; these products hold humidity / moisture and keep the termites warm in the winter and cool in the summer.

In addition, the spray foam insulation often prevents the PMP from being able to inspect the foundation walls and exposed wooden timbers. In some cases, this prevents the company from making an adequate treatment to control or to prevent termites. Foam insulation may trap water and allow wood destroying fungus to thrive.

(VIEW PHOTOS AT RIGHT)

### Foam Insulation

