

## Woods of Indian Run Information for Consideration When Replacing Garage Doors

This information is offered to assist neighbors as they investigate and make decisions regarding replacement of garage doors. So many neighbors are at a point of needing to replace their doors, that the Board thought it might be helpful to share some information. Please also note that obviously prices will vary with the choices, features and quality. The items below are some things that you might want to discuss with vendors as you select the doors and company to do the work. This is intended as a framework to use in assessing your choice.

### 1. Selecting the Company To Do Your Work.

Obviously, you want to select a reputable company. Neighbors have used and were happy with Compton Overhead Doors, Kim Compton Jr, 614-475-9600, and Nofziger Door Sales at 614-873-3905. These are companies for which we had positive recommendations, but certainly there are others, and we would be happy to add them to this list.

Note that any given manufacturer will have a range of doors available, so going simply by the manufacturer's name does not guarantee good quality. You really want to inquire about the specific features.

### 2. Wood Versus Metal Doors.

Initially, the WIR only allowed wooden doors. Over time, issues of insulation, quality, and upkeep have resulted in allowing good quality metal doors. Attached is a listing of the pros and cons of each choice.

### 3. Thickness of the Door

Typically, you want to get the thicker door. It is recommended that 1 3/8" to 2" is the range you want to select. The 1 3/8" is usually in the R-value of 6, whereas the 2" is in the R-value of 10. It is recommended that you not go below 1 3/8" in thickness.

### 4. The R Value

The R-value determines the quality of insulation. The higher the R-value, the higher the quality. Metal doors range from about R-6 to R-19. The standard is 10, but higher is recommended, with a preference of R-14 or R-16. This compares to a wood door with an approximate R-value of 1. The impact on heating in the home can be significant, especially if you have a bedroom/ living space above the garage.

5. **Types of Insulation Used**

There are two types of insulation used: polystyrene and polyurethane. Polyurethane has a higher R-value, up to about 50% higher per thickness, and is thus more desirable for insulation benefit. It also expands within the steel door to provide a more desirable solid door. It will also be more somewhat more expensive.

6. **Thickness of Steel**

The lower the gauge number, the thicker the steel. A thicker lower gauge number of steel is more rigid and dent and impact resistant. A good quality steel is 26 or 27 gauge. This is the general standard. Steel thickness of 31 is not good quality, being too thin and delicate and not recommended. Rust resistant steel is recommended.

7. **Sandwich Steel Doors**

Sandwich steel doors are recommended as they are stronger and much more durable. This is a layer of steel, a sandwich filling of insulation, and another layer of steel. Some doors are made with a layer of steel, a sandwich layer of insulation, and then a back layer of vinyl. This option is NOT recommended.

8. **There are other features of a good quality steel door. One neighbor has 3 internal strut braces instead of 1 for better wind resistance.**

9. **Hardware**

The doors are huge and heavy, so they require good quality hardware. It is suggested that you inquire about the warranty provided. The most common warranties for hardware are none, 3-5 years and lifetime.

10. **Design Features**

Most companies offer a range of wood grain looks, raised panels, and different colors.

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Choosing between a wood or metal door can be a big decision. Here is a list of the pros and cons.

**Metal doors: pros**

Appearance, most metal doors come with a wood grain design

Selection, wide variety

Stronger and offer better security

Energy efficient, extremely high r-value

Great for attached garage, workshops, and bedrooms above garage

Virtually no maintenance, no painting

Quieter

Withstand weather

Will not crack, rust, or split

Lifetime warranty on paint finish

Lifetime warranty on all hardware

Rollers and hinges last longer due to screwing directly to metal door

Price: Steel is less expensive

Less weight, which prolongs life of garage door opener

**Metal doors: cons**

Denting

Can fade

**Wood doors: pros**

Appearance

Custom sizing

Stain or paint

**Wood doors: cons**

Prone to warping, rotting, sagging, bowing, splitting, splintering, cracking

Heavy, leading to more wear and tear on opener, door hardware

Gathers weight over the years from painting and absorbing moisture

Expands and contracts due to the temperature. Leading to failure of hardware

High maintenance, frequent painting

Fading

No insulation

Price: lumber is expensive... Supply and demand!