

ABAA Conference Presentation Snapshot

Big Idea

Future Proofing Buildings

Future-proofing buildings means designing for both sustainability—reducing environmental impact—and resiliency—ensuring long-term performance under real-world stresses. Codes set only the minimum; they don’t account for ongoing challenges like UV exposure, temperature swings, moisture, and poor ventilation or drainage. True future readiness depends on detailed design, proper installation, and consistent maintenance so buildings meet today’s needs and continue to perform for decades.

Key Insights

- **Codes are not enough** – Current codes and standards set only the bare minimum requirements; long-term performance requires deeper evaluation
- **Kioke Theory** – Most roof stress comes from internal heat, airflow, and moisture.
- **Material performance is critical** – Evaluate for heat, UV, moisture, ventilation, drainage, diffusion, and curing type.
- **Keys to resiliency** – Precise detailing, proper materials, and regular maintenance (especially roofing).
- **Water management is vital** – Account for impacts from blue/green roofs.
- **Test beyond code** – Compare materials to real-world conditions, not just industry norms.
- **Independent oversight** – Use third-party QC and maintenance teams.



Benjamin Meyer presenting at the 2025 ABAA Building Enclosure Conference

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Snapshot Conclusion

To future-proof buildings, professionals must integrate sustainability and resiliency from the start, looking beyond outdated codes to select, install, and maintain materials that can handle real-world environmental stresses. Success hinges on details, proactive maintenance, and rigorous performance testing.

About the ABAA Conference

The ABAA Building Enclosure Conference has over 450 professionals meet annually to learn about cutting-edge air barrier technology from industry-leading companies.

About the Presenter



Benjamin Meyer, AIA, LEED AP, FABAA, is a Roofing & Building Science Architect with GAF. His previous experience includes: enclosure consultant principal, technical management for enclosure products, architecture, real-estate development and construction management.



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