

# Exterior joinery - maintenance guidelines

## Application guidelines

The following information gives some basic guidelines on maintaining and redecorating factory finished windows, doors and exterior joinery.

The information relates to water based paints, which dry quickly and with little smell. Applying them requires a different brushing technique (described overleaf) from traditional oil paint.

### General care

Teknos factory applied coatings systems will give many years of life between re painting cycles, and simple steps such as wiping down the joinery finish to remove dirt and insects will help extend the life of the decorative finish. This can be done at the same time as cleaning the glass. Good household maintenance also helps to extend re- painting intervals. At least once a year:

- Hinges and handles should be checked and treated with a light oil.
- Dust or grime should be removed from weather seals and ventilators.
- In autumn, guttering and down pipes should be cleared, and any leaks repaired.
- Each spring, the joinery should be inspected and any minor areas of coating damage, shakes or open joints should be spot repaired.

### Repair products

The list below shows the typical maintenance products used to maintain factory finished joinery.

These can be purchased direct from our service centres in Banbury, Livingston and Magherafelt. Payment is accepted by credit or debit card and orders placed before 1pm will normally be despatched the same day and delivered by courier the next working day.

Typically one litre of primer will cover a surface area of six to eight square metres and topcoat three to six square metres.

<b>Primers &amp; base stains</b>	<b>AQUAPRIMER 2900</b> base stain <b>ANTISTAIN AQUA 2901</b> opaque primer
<b>Top coats</b>	<b>AQUATOP 2600</b> translucent or opaque finish
<b>Ancillaries</b>	<b>TEKNOSEAL 4000</b> end grain sealer <b>Teknos V JOINT SEALER</b> <b>TEKNOFILL 5001</b>

All the recommended Teknos products are waterbased, with VOC levels significantly below current and proposed legislative levels. Teknos does not use heavy metal additives in any of its products.

### First and subsequent redecoration

All areas to be re-coated should be lightly abraded with a fine grade abrasive paper, washed down with a mild detergent solution and rinsed with clean water to remove dust, insects and other contaminants, which can form a base for algae and fungi growth.

Using a good quality, synthetic brush, designed for use with acrylic paints, apply one or two coats of our opaque or translucent topcoat in the appropriate shade, colour and gloss level. Allow to dry for four hours between coats.

### Problem areas

If regular maintenance is delayed or some other damage has occurred, additional steps may be necessary to reinstate the finish to its initial condition. The notes below cover the most common problems, and further help is available from our customer service teams.

#### Minor flaking

Where minor flaking affects small areas of the topcoat surface but the timber substrate is not exposed:

- Abrade the damaged area with a fine grade abrasive paper to remove all unsound coating and feather out to leave a smooth surface.
- Clean down and wash the abraded area to remove dust, and allow to thoroughly dry.
- Apply a coat of our opaque or translucent topcoat in the appropriate shade, colour and gloss level to the damaged area. Allow to dry for four hours and then apply a second coat.
- If the damaged area is widespread, lightly abrade the complete frame, repair the damaged area as described above, apply the second coat to the complete frame.

#### Moisture penetration

Where moisture has penetrated joints, end grain, mitres or natural movement of the timber has opened shakes, treat as follows:

- Abrade the damaged area with a fine grade abrasive paper to remove all unsound coating and feather out to leave a smooth surface.

- Clean down and wipe the abraded area with a damp microfibre cloth to remove dust, and allow to thoroughly dry.
- Prime with **AQUAPRIMER 2900** base stain in the original colour for translucent systems or **ANTISTAIN AQUA 2901** for opaque systems.
- Seal any open joints with Teknos **V JOINT SEALER** applied by mastic gun. Wipe with a damp cloth or spatula to give a smooth joint and allow to dry to a clear finish.
- Seal any exposed end grain with **TEKNOSEAL 4000** end grain sealer and allow to thoroughly dry.
- Apply a coat of our opaque or translucent topcoat in the appropriate shade, colour and gloss level. Allow to dry for four hours and then apply a second coat.

## Resin exudation

Resin occurs naturally in timber, in pockets within the wood or associated with knots. Some timber species are naturally more resinous than others, but the presence of resin is normally not detectable when joinery is manufactured.

Resin exudation often occurs on southern elevations and on darker coloured joinery where the sun's heat liquifies and mobilises the resin drawing it to the surface.

### Treatment guidelines where resin has exuded through the coating:

- Although it may be unsightly, it is better not to remove fresh sticky resin. In practice, this can be very difficult, and its presence indicates that the exudation is still continuing. Remedial work is often best left until the first maintenance period, by which time the resin has normally fully crystallised.
- The best remedial treatment is to allow it to weather until it dries and oxidises, forming a white crystalline powder. The dried resin can then be removed with a stiff nylon or natural bristle brush, and any remaining residues washed off with a cloth.
- Waterbased coatings often allow the passage of resin to the surface without damaging the coating. If the finish is not damaged, by over-vigorous scrubbing during crystal removal, recoating is often unnecessary, but otherwise an overall application of a finish coat restores the general appearance of the timber and maintains its protection.

## Applying waterbased paints

The short drying time and reduced flow of water based paints requires a different technique to achieve a good finish. Following a few simple hints will produce excellent results.

**Brush quality:** the quality of the brush is very important. A long haired synthetic brush will give the best results; short haired or worn brushes may leave lines in the dry film. Thoroughly wet the brush with water before starting, ensuring the base of the bristles (the heel of the brush) is fully wetted.

**Paint viscosity:** this affects the ease of application. Generally the product can be applied directly from the tin, but thinning with between 5% - 10% of water will improve the product's flow and levelling properties, particularly in warmer weather.

For best results follow three simple steps:

1. Load the coating generously onto the surface and disperse the paint briskly.
2. Even out the coating with light diagonal cross strokes, **do not overbrush**, the coating will flow and level naturally.
3. Finish the application with **light** brush strokes in the direction of the grain.

**Even application:** with practice an even coat can be applied quickly. An even coating film is important for durability, but also for appearance, particularly in the case of translucent wood stain.

**A systematic approach:** apply and finish each section systematically. So on a door or window paint one component at a time e.g. top rail followed by the style and then the bottom rail.

**Application of darker shades:** when applying darker opaque colours over previously applied lighter shades use a base coat of the final colour or one coat of a Teknos grey primer to aid opacity.

**Temperature and humidity:** do not attempt to paint when the temperature is below 5 degrees Celsius, or if the relative humidity exceeds 80%: the curing and performance of the coating may be impaired.

Where the previous substrate is unknown, apply the appropriate Teknos products to a small, inconspicuous area, allow to dry for 24 hours and then inspect for appearance and adhesion.

**Brush care:** wash out brushes with a mild detergent solution, such as washing up liquid, then rinse with clean water.