

Leisure Buildings

Maintenance Guidelines



The exterior timber of your building has been protected before leaving the factory; typically with a spray applied coating of Teknos Aquatop high build wood stain or opaque topcoat.

In most circumstances these systems will give up to 3 years maintenance free life, but in exposed and coastal locations and on open elevations, wind rain and strong sunlight can cause more rapid degradation of the protective film.

For this reason we recommend that you inspect the cladding annually and repair any area of breakdown. Early maintenance, sooner rather than later, will ensure that the timber is always fully protected and greatly extend the life and appearance of the timber cladding.

Maintenance Coatings

Teknos recommend the following maintenance products:

	Product	Type	Colour	Sheen	Pack Size
Translucent Systems	Aquatop 2600	Translucent topcoat	Light, Medium or Dark	Satin	3 and 20 litres
Opaque Systems	Aquatop 2600	Opaque topcoat	Parkland and custom shades	Satin	3 and 18 litres
Ancillary Products	Aqua Primer 2900	Base Stain	Teak	Low	3 and 20 litres
	Anti Stain Aqua 5200	Primer	White or Grey	Matt	3 and 20 litres

NB.
If coating Western Red Cedar, please contact Teknos for further advice.

Teknos maintenance coatings are water based, and brushes and equipment can be cleaned in water after use. The products are available from Teknos (UK) Ltd and can be stored in frost free conditions for up to six months in a sealed container.

To order and arrange delivery contact Teknos at sales@teknos.co.uk or our Customer Service Desk on +44 (0) 1869 208005

Choosing Colours

Opaque (Solid) Colours

When repainting with opaque colours quote the appropriate British Standard, RAL or other colour reference. If a primer is required, use a white or cream primer with lighter topcoats and with darker topcoats, a grey primer. Opaque paint films tend to fade with weathering and the fresh paint may not exactly match the weathered original. For this reason it is best to recoat full panels or elevations to avoid a patchy appearance.

Translucent Shades

Translucent coatings (sometimes called stains) are designed to let the natural colour and structure of the timber show through the protective coating. With natural weathering, the colour of the timber changes, darkening or lightening dependant on the timber species and it is almost impossible to exactly match the original colour. Teknos recommend using a lightly tinted translucent topcoat to refresh the original topcoat and still allow the timber grain to show through; darker topcoats and highly pigmented stains tend to “block” the natural colour of the wood and after several redecorations will begin to look like solid colours.

The charts below give some guidance on the choice of translucent maintenance colours, but when in doubt, choose a lighter rather than darker shade.

Colour	Example	Recommended Topcoat
Light Shades e.g. Light Oak		Aquatop 2600
Medium Shades e.g. Sapele		
Dark Shades e.g. Teak		

For special translucent shade, in greens, blues etc please consult Teknos.

Redecoration

The following guide covers most likely maintenance situations, but for further advice please contact Teknos at sales@teknos.co.uk or our Customer Service Desk on +44 (0) 1869 208005

Cladding: Care and Protection by user



At least once per year

All coatings should be washed with mild detergent and water to remove any surface pollution.

Weather seals and guttering should be cleaned to remove leaves, dust or grime in accordance with the manufacturer's instructions.

Ventilators should be cleaned to remove any dirt or grime.

Action any areas of damage or disturbance of the coating system with a localised repair in line with the relevant recommendations below.

First and subsequent re-decoration

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

Where the coating system is intact but requires a cosmetic coat to "freshen" it up, the following procedure should be followed.

Using a good quality, long haired, synthetic brush, designed for use with acrylic paints, apply one or two coats of Aquatop 2600 opaque or translucent topcoat in the appropriate shade, colour & gloss level.

Load the brush generously. Avoid over-brushing; the coating will level out as it dries.

Coat complete sections or elevations at the same time. The horizontal joints between the timber sections open and close with the natural movement of timber during the seasons, so take care to brush the coating as far as possible into these joints.

Allow to dry for four hours between coats.

Where paint is flaking, moisture has penetrated joints, end grain and mitres or natural movement of the timber has opened shakes, treat as follows.

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

Clean down and wash the abraded area to remove dust, and allow to thoroughly dry.

Treat bare wood, where appropriate with a surface preservative, such as Teknol Aqua 1410, and allow to dry.

For translucent systems, prime the damaged area with Aqua Primer 2900 teak base coat stain or with Anti Stain Aqua 5200 for opaque systems.

When applying Aqua Primer 2900 base stain to small areas of damage, apply light thin coats to gradually build up the colour to blend in with the surrounding paintwork. Since the timber will discolour over time in sunlight it may be difficult to get an exact match, but by building up the colour in this way a close match will be possible.

When applying Anti Stain Aqua 5200, use thin coats to build up the paint thickness in the damaged area to the level of the surrounding sound coating.

Seal any open joints with adhesive joint mastic applied with a mastic gun. Wipe with spatula to give a smooth joint and allow to cure following data sheet advise.

After base staining or priming, seal any exposed board ends with Teknoseal 4000 end grain sealer & allow to thoroughly dry.

Using a good quality synthetic, long haired, brush, apply a coat of Aquatop 2600 opaque or translucent topcoat in the appropriate shade to the complete section or elevation. Allow to dry for four hours and then apply a second coat.

Where resin (sap) has exuded through the coating:

The best remedial treatment is to allow resin to weather until it dries and oxidises, forming a white crystalline powder. The dried resin can then be removed with a stiff nylon brush, and any remaining residues washed off.

Water based coatings have good moisture vapour permeability and often allow the passage of resin to the surface without damage to the coating. If the finish is not damaged, by over-vigorous scrubbing during crystal removal, re-coating is often unnecessary.

Although unsightly, it is better not to remove fresh sticky resin. In practice, this can be very difficult, and the presence of sticky resin indicates that the exudation is still continuing. The remedial work for resin exudation is best left until the first maintenance period, by which time the resin has normally fully crystallised. After removal as described above, the overall application of one maintenance coat of finish restores the general appearance of the timber and maintains its protection.