

westcoat®
SPECIALTY COATING SYSTEMS

ACID STAIN PREP & SEAL



SURFACE COAT
PROTECTIVE SEALERS & STAINS



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ACID STAIN PREP & SEAL SUBMITTAL PACKAGE

DIVISION 9 – FINISHES
SECTION 09 61 19 CONCRETE FLOOR STAINING

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SYSTEM BROCHURE



ABOUT ACID STAIN

Create amazing rich finishes with Westcoat Acid Stain. Made from an acid solution, wetting agents, and metallic ions, Acid Stain penetrates and reacts with concrete and Westcoat's cement to produce interesting, mottled colors that stand the test of time. Ideal for both interior and exterior projects, Acid Stain is the most dynamic, durable and UV resistant of the concrete stain systems.



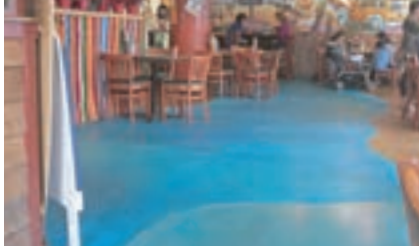
MAKE YOUR MARK.

- Durable
- Unique Mottled Finish
- Chemical and UV Resistant
- Penetrates Concrete for a Long Lasting
- 12 Standard Colors - Can Be Blended



FOR PROFESSIONAL USE ONLY.





Turn to Acid Stains when the most unique floors are desired.

GRIND AND SEAL

The Acid Stain Grind & Seal System is a process of grinding the concrete and applying Westcoat's acid based stain and sealer. The Acid Stain is made from an acid solution, wetting agents and metallic ions. When it is placed on concrete, it chemically combines the metallic ions with particles in the concrete to form oxides. The stain is then sealed for protection.

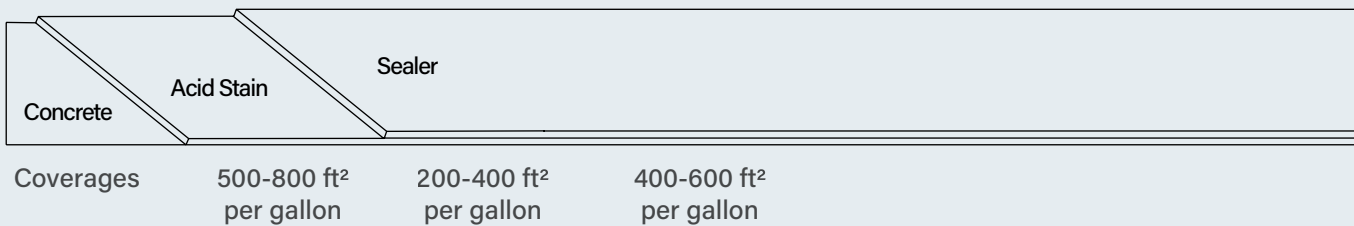
The Acid Stain Grind & Seal System is designed to create a mottled effect on existing concrete floors with high to low gloss sealer options. This system is used primarily on interior projects including showrooms, restaurants, cafes, breweries, wineries, offices and hotels. Recommended for use on interior floors where maximum durability is necessary.



PREP AND SEAL

The Acid Stain Prep & Seal System is a process of preparing the concrete and applying Westcoat's acid based stain and sealer. The Acid Stain is made from an acid solution, wetting agents and metallic ions. When it is placed on concrete, it chemically combines the metallic ions with particles in the concrete to form oxides. The stain is then sealed for protection.

The Acid Stain Prep & Seal System is designed to create a mottled effect on textured concrete surfaces. This system can be used on exterior projects including restaurants, cafes, hotels, pool decks, patios and driveways, where leaving an existing texture is desired. Recommended for use on exterior floors where good durability and solid UV Resistance is desired.



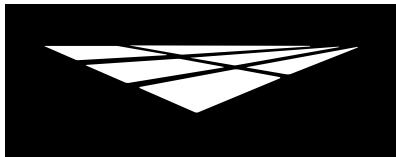
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SYSTEM SPECIFICATION SHEET



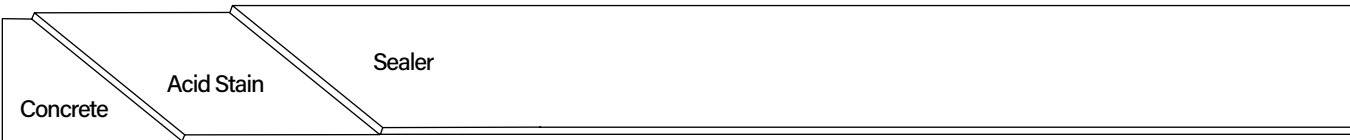
Description

The Acid Stain Prep & Seal System is a process of preparing the concrete and applying Westcoat's acid based stain and sealer. The Acid Stain is made from an acid solution, wetting agents and metallic ions. When it is placed on concrete, it chemically combines the metallic ions with particles in the concrete to form oxides. The stain is then sealed for protection.

Uses

The Acid Stain Prep & Seal System is designed to create a mottled effect on textured concrete surfaces. This system can be used on exterior projects including restaurants, cafes, hotels, pool decks, patios and driveways, where leaving an existing texture is desired. Recommended for use on exterior floors where good durability and solid UV Resistance is desired.

System Overview



System Data		
Coverages	Acid Stain 200-400 ft ² per gallon	Sealer 200-300 ft ² per gallon
Components	SC-30 Acid Stain SC-70 Acrylic Lacquer Sealer	Shelf Life 3 years 5 years

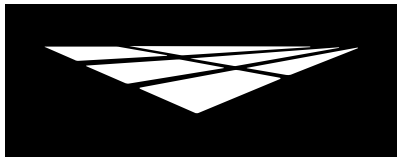
Advantages

Durable • Mottled Finish • Unique Colors • Penetrating • Long Lasting • Chemical Resistant • UV Resistant

Inspection

Concrete must be clean, dry and free of grease, paint, oil, dust, curing agents, laitance or any foreign material that will prevent proper adhesion. The concrete should be at least 2,500 PSI, porous and able to absorb water. A minimum of 28 days curing time is required on all concrete. Prior to starting work, test existing concrete slab for efflorescence, moisture and hydrostatic pressure.

DISCLAIMER: PURCHASER'S SOLE AND EXCLUSIVE REMEDY AGAINST THE MANUFACTURER OF WESTCOAT, SHALL BE LIMITED SOLELY TO THE REPLACEMENT OF ANY DEFECTIVE MATERIAL OR A PAYMENT BY THE MANUFACTURER IN AN AMOUNT EQUAL TO THE COST OF THE ORIGINAL MATERIAL.



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**SYSTEM
SPECIFICATION**

SC

SURFACE COAT
PROTECTIVE SEALERS & STAINS

Acid Stain

Prep & Seal

Moisture

All concrete should be tested for moisture before applying a seamless coating. If moisture emissions exceed 4% by weight using a concrete moisture meter (ASTM F2659) or if the relative humidity (RH) exceeds 75% (ASTM F2170), contact the manufacturer before application.

Preparation

Prepare concrete to a profile equal to CSP 3 as specified by ICRI. Prepare surface by power washing and power scrubbing to achieve a clean, uniform surface that will allow the Acid Stain to soak in and react with the cement in the concrete. Acid washing is not recommended and will be detrimental to the final effect. Clean surface as needed with TSP and/or a degreaser, then rinse completely and scrub several times with clean water.

Concrete Repair

For concrete that needs repairs beyond just dormant cracks, TC-23 Mortar Mix can be used. TC-23 is designed to be used as a general concrete repair mix for horizontal and vertical applications and can be used as a patching/underlayment material under most Westcoat systems. Please refer to the TC-23 Mortar Mix Product Specification Sheet for details.

Applying Product

Using an acid resistant garden sprayer, spray the SC-30 Acid Stain onto the surface evenly. Immediately after spraying, brush or broom the material into the concrete in a circular fashion. The surface may be pre-dampened to increase the movement of the acid.

SC-30 can be thinned with up to 5 parts of water for staining concrete. Always do a sample before beginning the job. Thinning will effect the depth of color. The coverage will vary depending on the surface. Apply as thin as possible at 200-400 square feet per gallon on most surfaces, depending on strength, porosity of the concrete and desired color.

Whether brushing or brooming, do so consistently, as it will effect how the acid reacts. As you brush the acid, it will foam and react with the concrete. Varying degrees of foaming will occur and some colors may not show right away. Apply fresh acid ahead of the brush. The foamed material should not be applied to an untreated area, as it will not chemically stain the surface properly. Additional applications may be done to darken the surface further after the first application has dried. (You may also work 2 to 3 colors into the surface to achieve a unique look).

Once the surface has reacted and dried (usually 2-6 hours), you must scrub and rinse off all residue completely. This could be considered the most difficult part of the application. You can take advantage of this time to confirm the color, as the water will simulate the "wet look" of most sealers. Additional stain may be applied at this point, but you need to rinse again. Make sure to scrub, mop and completely rinse the surface 2-3 times and wet vacuum until dry. Be sure to safely and properly dispose of the residue.

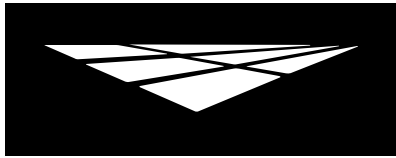
Failure to completely remove all residue prior to sealing the surface may cause appearance defects, reduced durability and delamination of the sealer.

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Acid Stain Prep & Seal 3/24



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**SYSTEM
SPECIFICATION**

SC

SURFACE COAT
PROTECTIVE SEALERS & STAINS

Acid Stain

Prep & Seal

Sealer

Apply SC-70 by spraying, brushing or rolling with a ½ to ¾ inch nap, non-shedding roller cover at the rate of 200-300 square feet per gallon. For added slip resistance add up to 1 quart of CA-30 Safe Grip per 5 gallons of sealer. Silica sand may be broadcast when extra traction is needed. Quantities may vary.

Sealer Dry Time

Allow 2-6 hours between coats. Allow 12-24 hours at 70 degrees before light foot traffic. Normal foot traffic may be permitted after 24-48 hours. For vehicular traffic, allow a minimum of 72 hours. See Individual Product Specification Sheet on each sealer for accurate dry times.

Optional Materials

Cement Options

- TC-23 Mortar Mix may be used as a general concrete repair mix for horizontal and vertical applications and can be used as a patching/underlayment material.

Sealer Options

- SC-71 High VOC Acrylic Lacquer Sealer can be a lower cost option in States/Counties that allow a sealer with higher Volatile Organic Compounds (VOCs).
- SC-70F Acrylic Lacquer Flat Sealer can be used when a natural look, fast-drying, acrylic lacquer finish is required. Please note SC-70F cannot be applied directly to the concrete and requires a coat of SC-70 Gloss prior to applying SC-70F.
- SC-65G WB Gloss Polyurethane Sealer and SC-65SG WB Semi-Gloss Polyurethane Sealer can be used for a low odor, solvent free, mar and chemical resistant sealer.
- EC-95G Gloss Polyurethane Topcoat can be used in lieu of SC-70 when a solvent-based polyurethane is required.

Skid Resistance

- CA-29 Mini Safe Grip, CA-30 Small Safe Grip or CA-31 Large Safe Grip can be added to the final coat of sealer for added skid resistance.
- CA-33 Aluminum Oxide can be used for skid resistance in heavy traffic areas.

Clean Up

Uncured material can be removed with soap and warm water. If cured, material can only be removed mechanically or with an environmentally safe solvent.

Maintenance

Exterior floors can be swept daily with water and a broom. For tougher dirt or grease, use Westcoat CA-24 Degreaser diluted with water 20:1 and a soft bristle brush or broom. Be sure to rinse well. To remove calcium or lime build up, brush 100 grain vinegar over the surface. Be sure to rinse any residue.

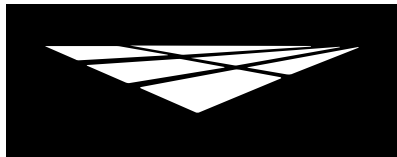
The Acid Stain System should be inspected for wear every 2 to 4 years. The system should be resealed with the appropriate Westcoat clear sealer every 3 to 5 years depending upon traffic and UV exposure. Contact the original Installer of Westcoat for complete re-coating instructions.

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Acid Stain Prep & Seal 3/24



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**SYSTEM
SPECIFICATION**

SC

SURFACE COAT
PROTECTIVE SEALERS & STAINS

Acid Stain

Prep & Seal

Health Precautions

Inhalation of vapor or mist can cause headache, nausea, irritation of nose, throat and lungs. Prolonged or repeated skin contact can cause slight skin irritation.

SC-30 contains hydrochloric acid. Wear goggles and rubber gloves when handling. Mask out all surrounding surfaces and be sure that area is well ventilated. Store unused material in plastic containers only.

Be sure to extinguish all pilot lights and sources of ignition. Ventilate the area prior to starting the job. SC-70 fumes are **EXTREMELY FLAMMABLE**.

Limitations

- This system is designed for professional use only.
- Read Product Specification Sheets for every product you will be using before beginning the project.
- Do not apply at temperatures below 50°F or above 90°F.
- Be sure to paper off any areas that you do not want stained.
- Will not hide imperfections or stains in concrete.
- Product will stain concrete and can produce a mottled look. Colors and effects will vary.
- Acid Stain will fade with prolonged exposure to sunlight.
- Older concrete may not accept stain.
- Sealers will make the surface slippery, please be aware of the existing texture of the concrete and how the sealer will affect the look and feel.
- SC-70 provides only a basic chemical resistance. For greater chemical resistance, please contact Westcoat.
- Approval and verification of proposed colors, textures and slip resistance is recommended.
- Do not allow Westcoat products to freeze.

Slip Precaution

Westcoat Specialty Coatings Systems highly recommends the use of a slip-resistant additive to all coatings/systems that may be exposed to wet, oily, greasy or slippery conditions. It is the end user's responsibility to provide a flooring system that meets current safety standards. Westcoat and its distributors will not be responsible for injury incurred during a slip and fall incident. For the current coefficient of friction requirements, please consult your local building codes.

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Acid Stain Prep & Seal 3/24



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CSI SPECIFICATION



SECTION 096119

CONCRETE FLOOR STAINING

PART 1 GENERAL

1.01 SUMMARY

- A. Section includes: Provide a complete stained concrete floor system that meet the requirements for specific use indicated in the contract documents. Include all applicable substrate testing, surface preparation, and detail work.

1.02 RELATED SECTIONS

- A. Section 033000 – Cast-In-Place Concrete
- B. Section 099723 – Concrete Sealers and Coatings
- C. Section 030130 – Maintenance of Cast-In-Place Concrete
- D. Section 099723 – Concrete Sealers

1.03 SUBMITTALS

- A. Submit under provisions of Section 013300.
- B. Product Data: Submit manufacturer's product data sheets on each product and system to be used including:
 - 1. Preparation instructions and recommendations.
 - 2. Storage and handling requirements.
 - 3. Installation methods.
 - 4. Maintenance requirements.
- C. Selection Samples: For each system specified, provide two samples, representing manufacturer's full range of colors.

1.04 QUALITY ASSURANCE

- A. All materials used on the stained concrete floor system shall be manufactured and provided by a single manufacturer to ensure compatibility and proper bonding.
- B. Use adequate numbers of skilled workmen thoroughly trained and experienced in the necessary crafts and completely familiar with the specified requirements and methods needed for proper performance of the work of this section.
- C. Contractor shall have a minimum of 3 years experience installing concrete floor coatings similar to that which is required for this project and who is acceptable to the manufacturer.
 - 1. Applicator shall designate a single individual as project foreman who shall be on site at all times during installation.
 - 2. Contractor must show and have QCA Qualified Contractor/Applicator paperwork from the manufacturer of the coating system.
- D. Convene a pre-application meeting before the start of application of coating system. Require attendance of parties directly affecting work of this section, including: Architect, contractor, applicator, and authorized representative of the coating system manufacturer and interfacing trades. Review the following:
 - 1. Drawings and specifications affecting work of this section.
 - 2. Protection of adjacent surfaces.
 - 3. Surface preparation and substrate conditions.
 - 4. Application.
 - 5. Field quality control.

6. Cleaning.
7. Protection of coating system.
8. Repair of coating system.
9. Coordination with other work.

1.05 DELIVERY, STORAGE & HANDLING

- A. Delivery: Materials shall be delivered to the job site in sealed, undamaged containers. Each container shall be clearly marked with manufacturer's label showing type of material, color, and lot number.
- B. Storage: Store all materials in a clean, dry place with a temperature range in accordance with manufacturer's instructions
- C. Handling: Handle products carefully to avoid damage to the containers. Read all labels and Material Safety Data Sheets prior to use.

1.06 PROJECT SITE CONDITIONS

- A. Maintain environmental conditions (temperature, humidity, and ventilation) within the limits recommended by the manufacturer.
- B. All concrete should be tested for moisture before applying a seamless coating. If moisture emissions exceed 5 lbs/1000 square feet (ASTM F1869) or if the relative humidity (RH) exceeds 75% (ASTM F2170), contact the manufacturer before application.
- C. Concrete must be at least 2500 psi.
- D. Concrete must be cured for a minimum of 28 days before coating is applied
- E. Schedule coating work to avoid excessive dust and airborne contaminants. Protect work areas from excessive dust and airborne contaminants during coating application.
- F. Before any work is started, the applicator shall examine all surfaces for any deficiencies. Should any deficiencies exist, the architect, owner or general contractor shall be notified in writing and any corrections necessary shall be made.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Acceptable manufacturer: Westcoat Specialty Coatings; 4007 Lockridge Street, San Diego, CA 92102. Telephone 800-250-4519. Fax 619-255-7187. Website: www.westcoat.com.

2.02 MATERIALS

- A. As basis of design Westcoat Acid Stain Prep and Seal System (no substitutions will be accepted): A process of preparing exterior concrete and applying acid based stain and sealer.

2.03 COMPONENTS

- A. Acid Stain Prep and Seal System: Acid-based concrete stain and seal.
 1. Stain: SC-30 Acid Stain 200 to 400 square feet per gallon.
 2. Rinse: Once surface has reacted and dried, scrub, mop, and rinse with water to remove residue. Repeat rinse on stained surface 2-3 times until all residue is removed.
 3. Topcoat: SC-70 Acrylic Laquer Sealer 200-300 square feet per gallon.

2.04 ACCESSORIES

- A. Supplemental Materials:
 1. Concrete repairs can be made with TC-23 Mortar Mix as needed.
 2. Optional aggregate shall be CA-30 Small Safe Grip, CA-31 Large Safe Grip or other sand designed to meet the owners skid resistance requirements.Optional Topcoats:

3. SC-65G WB Gloss Polyurethane may be used IN LIEU of SC-70 when a low odor, solvent free, mar and chemical resistant gloss finish is required.
4. SC-65SG WB Semi-Gloss Polyurethane may be used IN LIEU of SC-70 when a low odor, solvent free, mar and chemical resistant semi-gloss finish is required.
5. SC-65F WB Flat Polyurethane may be used OVER the SC-65G Gloss or SC-65SG Semi-Gloss, when low odor, solvent free, mar and chemical resistant flat finish is required.
6. EC-95 Polyurethane Topcoat may be used IN LIEU of SC-70 when a solvent-based polyurethane is required.
7. EC-96 Satin Polyurethane Topcoat may be used OVER EC-95 when a low gloss, solvent-based polyurethane topcoat is required

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verification of Conditions.
 1. Inspect all surfaces to receive stained concrete flooring. Concrete must be clean, dry and free of grease, paint, oil, dust, curing agents, laitance or any foreign material that will prevent proper adhesion.
 2. Before starting work, report in writing to the authority having jurisdiction any unsatisfactory conditions.

3.02 SURFACE PREPARATION

- A. Prepare surfaces using methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.
- B. Power wash and power scrub the concrete to obtain a clean uniform surface with a surface profile equal to a CSP of 2-3 as specified by ICRI.
- C. Clean surface as needed with TSP and/or degreaser then rinse completely and scrub several times with clean water.
- D. Rout and clean moving cracks and joints: patch with manufacturer's recommended concrete patch material.
- E. Repair any non-moving surface deviations with manufacturer's recommended patching material.

3.03 INSTALLATION

- A. Install coatings in accordance with manufacturer's instructions.
- B. Mix multi-component materials in accordance with manufacturer's instructions.
- C. Use application equipment, tools, and techniques in accordance with manufacturer's instructions.
- D. Uniformly apply coatings at spread rates and in number of coats to achieve specified coverage rates recommended by the manufacturer.
- E. Broadcast aggregates in accordance with the specified system and manufacturer's instructions.
- F. Adhere to all limitations, instructions, and cautions for stained concrete floor coating as stated in the manufacturer's published literature.

3.04 FIELD QUALITY CONTROL

- A. Verify coatings and other materials are as specified.
- B. Verify coverages of the system as work progresses. Areas found not to meet the required coverage rates shall receive additional material until specified coverage is attained.
- C. Manufacturer's representative shall provide technical assistance and guidance for surface preparation and application of coating systems.

3.05 PROTECTION AND CLEAN-UP

- A. Allow 12-24 hours at 70 degrees between coats and 24 hours before light foot traffic. Normal foot traffic may be permitted after 24-48 hours. For vehicular traffic, allow a minimum of 72 hours.
- B. Protect finished surfaces of coating system from damage during construction.
- C. Touch-up, repair or replace damaged flooring system after substantial completion.
- D. Clean area and remove all debris upon completion of work. Dispose of empty containers properly according to current Local, State and Federal regulations.

3.06 MAINTENANCE

- A. Contractor shall provide to owner, maintenance and cleaning instructions for the floor system upon completion of work. Owner is required to clean and maintain the surfaces to maintain manufacture's warranty.

END OF SECTION

This guide specification has been prepared by Westcoat Specialty Coating Systems to assist design professionals in developing a project specific specification. This guide is a template that must be reviewed and adapted by specifiers to comply with project requirements. This guide specification is not to be copied directly into a project specification manual without review.



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COLOR CHART



APPLIED OVER EXISTING CONCRETE



Aqua | 200



Mint | 208



Avocado | 202



Bronze | 204



Autumn Leaf | 201



Blonde | 210



Black | 203



Canyon | 205



Chestnut 206



Chocolate | 207



Walnut | 209



CAUTION:

Color will vary between products and sheens. This chart is for reference only.
Please request an actual color sample or apply sample on site before beginning any project.





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SAMPLE WARRANTY



WARRANTY

WESTCOAT ACID STAIN SYSTEM WARRANTY

Subject to the conditions, limitations and requirements set forth below, Westcoat warrants the Westcoat Acid Stain materials to be free of defects in the material for a period of one (1) year from the date of original purchase of the materials provided that the materials are installed by a factory trained state-licensed contractor enrolled in the Westcoat QCA program and subject to all terms and conditions set forth below. Westcoat disclaims any warranty for the labor or installation of the Acid Stain materials.

If the Westcoat Acid Stain materials fail due to defects within the warranty period, Westcoat, in its sole discretion, will either provide replacement materials for the defective Acid Stain materials or reimburse the original purchaser in an amount not to exceed the original cost of the materials. Westcoat shall in no way be responsible or liable for any labor costs or any incidental or consequential damages, including without limitation, economic losses, lost profits, business interruption, loss of use, contribution, indemnity or other losses arising from the use of the Acid Stain materials.

This warranty is limited to the original purchases and is non-transferable. This warranty is void if the Acid Stain materials are: not properly maintained; not installed pursuant to the current system information sheet; and/or applied at any area that is not built in accordance with applicable building codes. The warranty is also void if all of the materials are not purchased from an authorized distributor of Westcoat.

This warranty does not apply to and Westcoat has no responsibility or liability for: (1) the condition or movement of the substrate; (2) moisture rising from substrate and/or efflorescence; (3) the loss of gloss, fading or cleaning; (4) repairs and/or maintenance of the sealer and texture coat (5) waterproofing of any sort; (6) abuse or misuse of the materials; or (7) improper installation; or (8) surfaces less than 2500 psi concrete.

THIS MATERIAL WARRANTY AND THE REMEDIES PROVIDED HEREUNDER ARE EXCLUSIVE AND GIVEN IN LIEU OF ALL OTHER WARRANTIES (WHETHER WRITTEN, ORAL, IMPLIED OR STATUTORY). THERE ARE NO OTHER WARRANTIES, EITHER EXPRESSED OR IMPLIED, INCLUDING BUT NOT LIMITED TO, WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE, THAT EXTEND BEYOND THAT SPECIFICALLY DESCRIBED HEREIN. PURCHASER'S SOLE AND EXCLUSIVE REMEDY AGAINST THE MANUFACTURERS OF WESTCOAT, INCLUDING CLAIMS BASED UPON THE MANUFACTURER'S NEGLIGENCE OR STRICT LIABILITY, SHALL BE LIMITED SOLELY TO THE REPLACEMENT OF ANY DEFECTIVE ACID STAIN MATERIAL OR A PAYMENT BY THE MANUFACTURER IN AN AMOUNT EQUAL TO THE COST OF THE ORIGINAL ACID STAIN MATERIAL.

The Westcoat Acid Stain system requires a maintenance topcoat specified by a factory representative, every two to four years (depending on ultraviolet exposure and/or traffic) as determined by a Westcoat QCA OR authorized inspector. Inspections are required one year after installation and every two years thereafter by a Westcoat QCA or an authorized inspector. The record of the inspection must be kept in writing and entitlement to the benefits of this warranty require the purchaser to show proof of purchase of the materials and the record of inspection(s).

All claims arising from any defect in the Acid Stain materials or under this Warranty shall be made, in writing, to Westcoat within ninety (90) days of the discovery of the alleged defect and within the time period of this warranty. Upon notification, Westcoat shall have the right to inspect and determine course of repair. The absence of a written claim within this time period shall constitute a waiver of all claims, rights and damages against Westcoat, and its affiliates. This warranty shall not toll or extend any statute of limitation applicable to a claim of negligence, breach of contract or strict liability against Westcoat.

Any and all disputes, claims or damages arising out of the use of Acid Stain materials, or this Warranty shall be arbitrated in the County of San Diego, State of California, utilizing the services of a neutral dispute resolution service upon which the purchaser and Westcoat agree, or if they cannot agree, utilizing the services of the American Arbitration Association. The purchaser and Westcoat hereby waive any right they may have to have a jury decide any dispute.



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GENERAL MAINTENANCE



EXTERIOR COATINGS

Westcoat exterior coating systems (including systems such as ALX, ALX Pro, MACoat, Texture-Crete, etc.) offer durable, high-performance, long lasting surfaces that are designed to provide years of service against normal wear and usage. To extend the service life of your Westcoat system, it is recommended to implement a routine cleaning regimen and have periodic deck inspections. This information is a basic guideline only.

Routine Cleaning

All coating systems require maintenance and upkeep to ensure continued performance and to maximize the life of the system. Maintenance methods may vary depending on the system, texture, topcoat or sealer, environment conditions, slope, drainage, volume and type of traffic, and use of space.

Ensure that the coating surface is free from debris such as sand, gravel, metals, or other abrasives that can result in premature wear of the topcoat or sealer. Grease, oils, and other contaminants should be removed regularly to maintain the surface.

Be sure to test all cleaning agents in an unnoticeable area to ensure compatibility. Refer to the manufacturer's instructions and dilution rates for all cleaning agents. Routine cleaning can be achieved by using a mild cleaning solution such as "Simple Green" or mild soap. Utilize a brush or broom to help agitate and loosen up dirt and debris. Ensure that the surface is thorinsed with clean water thoroughly. Do not allow cleaning agents to dry on the surface.

A low psi pressure washer (do not exceed 1000 psi) equipped with fan tip and/or a soft bristle floor scrubber brush on a floor machine may be used to help aid in cleaning. Do not use metal-based or coarse brushes as they may damage the surface.

To remove water stains from calcium or lime build up, 100 grain vinegar can be used. Start by diluting the vinegar, eight parts water to one part vinegar. If needed, you can use the vinegar diluted one to one with water. Avoid using neat or full strength 100 grain vinegar. Scrub the diluted vinegar mixture over the surface. Be sure to completely rinse any residue thoroughly with clean water. Avoid using vinegar mixture or any cleaner in direct sunlight, as direct sun may evaporate cleaning solution and may leave a film or residue on the surface.

Any information provided by Westcoat Specialty Coating Systems is for general purposes only. Nothing presented by Westcoat Specialty Coating Systems constitutes design advice or a recommendation specific to a particular situation. Westcoat Specialty Coating Systems directs you to consult with the appropriate qualified design professional to ensure any product or information meets the requirements for the specific intended use, and complies with all building plans, specifications, codes or regulations. Westcoat Specialty Coating Systems expressly and specifically disclaims responsibility for any damages arising from the use of any information, and each recipient of this information agrees that there is no express or implied warranty, including any implied warranty of merchantability or fitness for a particular purpose, arising from any information provided by Westcoat Specialty Coating Systems.





EXTERIOR COATINGS

Maintenance and Inspections

All exterior coating systems should be periodically inspected and regularly maintained by a Westcoat Qualified Contractor Applicator (QCA). Inspections are required one year after installation and every two years thereafter by a factory authorized representative. After 3-5 years, a "reseal" (thorough cleaning and reapplication of Westcoat topcoat/sealer) may be required. Existing sealer or coating should be lightly abraded before application of topcoat or sealer. Some topcoats and sealers may require additional preparation, prior to recoating. Should damage occur, be sure to contact the original Westcoat applicator to inspect and repair the coating system immediately.

Best Practices

- Do not expose the coating surface to traffic, moisture, or chemical agents until the system is fully cured.
- Outdoor carpet or other matting materials are not recommended, as they may trap moisture, contribute to mildew, mold, and may damage the topcoat or sealer.
- Potted plants and/or planter boxes should be elevated off the surface and moved monthly to allow the coating to dry properly. Planter drainage may cause staining due to fertilizers and growing mediums. Drip pans or saucers should be utilized.
- Outdoor furniture should have coasters or pads to prevent indentations and damage to the coating.
- If barbecues are to be used, it is recommended to place a protective pan down to prevent damage from hot grease or coals.
- Do not cut, slice, or puncture the coating system. This is especially true for all waterproofing systems, such as ALX, ALX Pro, and MACoat.
- Avoid dragging bulky metal, concrete, or other types of objects over the surface.
- Fire pits are not recommended for use with Westcoat coating systems.
- Do not expose the coating system to solvents, harsh chemicals, or acids.
- Avoid subjecting the coating system to repeated heavy rolling loads.
- Tape or other adhesives should not be applied to finished surfaces.

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