

**westcoat**®  
SPECIALTY COATING SYSTEMS

# THIN FILM WATER-BASED



**EPOXY COAT**  
DURABLE RESINS & HARDENERS



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# THIN FILM WATER-BASED SUBMITTAL PACKAGE

DIVISION 09 – FINISHES  
SECTION 09 67 23 RESINOUS FLOORING

## TABLE OF CONTENTS

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<b>System Brochure</b>	<b>3-5</b>
<b>System Specification Sheet</b>	<b>6-10</b>
<b>CSI Specification</b>	<b>11-15</b>
<b>Color Chart</b>	<b>16-17</b>
<b>Sample Warranty</b>	<b>18-19</b>
<b>General Maintenance</b>	<b>20-22</b>



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# SYSTEM BROCHURE



## ABOUT THIN FILM:

Westcoat's Thin Film System is a light duty epoxy floor coating that is tough, chemical resistant and USDA Compliant. Thin Film can be applied in residential, commercial, and industrial applications. Available in 100% Solids and Water-Based options. Come in slip resistant textures and 12 standard pigmented colors.



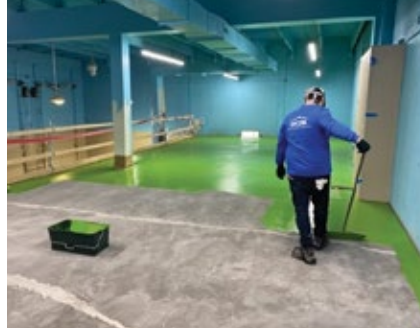
## ULTRA-TOUGH. PROTECTIVE.

- 100% Solids and Water-Based Options
- USDA Compliant
- Slip Resistant Textures
- Pigmented



**FOR PROFESSIONAL USE ONLY.**





### THIN FILM 100% SOLIDS

Westcoat's 100% Solids Thin Film System is an epoxy floor coating which provides a thin to medium build. The 100% Solids Thin Film System is designed to be used on showroom floors, restaurant floors, garage floors, recreation rooms, washrooms, and commercial kitchens.

#### EC-34 Advantages

- 100% Solids
- Medium Viscosity
- Convenient 2:1 Mix
- High Strength
- Pigmented
- Low Odor
- High Build
- Superior Adhesion

EC-34 Epoxy Topcoat is a two-component, 100% solids, medium viscosity, low odor, high-build, chemical resistant epoxy.

EC-34 epoxy is used to create industrial seamless floors in manufacturing plants, mechanical warehouses, industrial kitchens, and garages. It is best used as a filler coat, broadcast coat or topcoat.

### THIN FILM WB

Westcoat's Water-Based Thin Film System is an epoxy floor coating which provides a thin build system that is tough, chemical resistant and durable. The WB Thin Film System is installed using a water-based solvent-free epoxy. EC-11 Certifications VOC Emission Test Certificate – Certificate No: 190516-05

#### EC-11 Advantages

- Water-Based
- Moisture Tolerant
- Long Pot Life
- Medium Gloss
- Very Durable
- Easy to Use
- Very Fast Drying
- No Induction Time

EC-11 Water-Based Epoxy is a premium quality two-component, chemical resistant, long pot life epoxy coating. It provides epoxy toughness, medium gloss, and durability, with the convenience of a water-based system.

EC-11 is designed to be used on concrete, metal, masonry, or wood where a tough, chemical resistant finish is needed. EC-11 is recommended for use as a medium duty concrete sealer for interior floors. EC-11 may also be used as a primer under many Westcoat Systems.



**HAVE A QUESTION? GET IN TOUCH:**

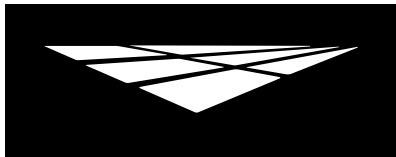
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# SYSTEM SPECIFICATION SHEET



**Description**

Westcoat's Water-Based Thin Film System is an epoxy floor coating which provides a thin build system that is tough, chemical resistant and durable. The WB Thin Film system is installed using a water-based solvent free epoxy.

**Uses**

The WB Thin Film System is designed to be used on showroom floors, restaurant floors, garage floors, recreation rooms, washrooms and commercial kitchens. Thin Film is a decorative, durable and chemical resistant coating which makes it perfect for residential, commercial and industrial applications. The WB Thin Film System is designed to be used as a light duty coating.

**System Overview**



System Data		
<b>Coverages</b>	<b>Primer</b> 300-600 ft <sup>2</sup> per gallon	<b>Topcoat</b> 300-600 ft <sup>2</sup> per gallon
<b>Components</b>	<a href="#">EC-72 Epoxy Patch Gel</a> <a href="#">EC-11 Water-Based Epoxy</a>	<b>Shelf Life</b> 2 years 3 years

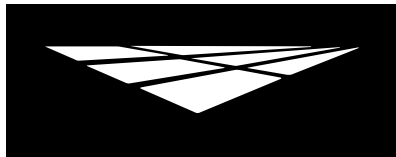
**Advantages**

USDA Compliant • Chemical Resistant • Low Viscosity • Water-Based • Low Odor • Solvent Free • Pigmented • Thin Build • Seamless • Easy Clean Up • Superior Adhesion • High Strength • Slip Resistant Textures Available

**Inspection**

The surface must be structurally sound, 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 and porous or rough enough to allow the product to soak in. 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**

**EC**

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**Thin Film**

**Water-Based**

### **Preparation**

Pre-cut and clean all cracks and joints with a concrete diamond blade to at least ¼ x ¼ inch. Prepare concrete to a profile equal to CSP 2-3 as specified by ICRI. Methods may vary according to the condition and hardness of the concrete. Other factors include the forecasted use of the surface and the environment in which it is to be installed. When preparing the surface use caution when shot blasting, scarifying too aggressively, leaving grind marks or grinding too smooth.

### **Moisture**

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), please refer to the EC-15 Moisture Vapor Barrier Product Specification Sheet.

### **Crack Treatment**

Mix 1 part A with 1 part B (by volume) of EC-72 Epoxy Patch Gel together for 3-4 minutes and apply to the crack using a trowel or putty knife. Patch all spalls and cracks with EC-72 and allow to dry 2-3 hours before priming. The material may be slightly overfilled in the crack and when completely dry (in 4-6 hours) can be sanded or ground smooth. If desired, use EC-76 Cove Gel to create cove at the wall to deck transition. Cove may be created using a cove tool. This remedial approach to patch cracks is not guaranteed and it should be noted that when the substrate moves, it could likely crack the Water-Based Thin Film System.

### **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.

### **Primer**

Mix 2 parts A with 1 part B (by volume) of EC-11 Water-Based Epoxy together for 3-4 minutes. For best penetration into concrete, thin by adding water equal to the A side to each 1½ gallon kit. Thinned material must be applied at less than 3 mils. To cure properly, do not allow product to puddle. Immediately apply at a rate of 300-600 square feet per gallon using a ¾ to ¾ inch nap roller cover. Roll to ensure complete coverage. Be sure to apply up cove to termination point.

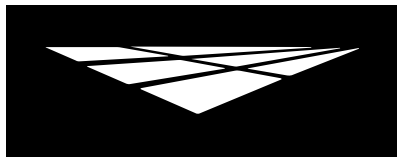
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2 of 4  
Thin Film Water-Based 6/21





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**Water-Based**

### Topcoat

Mix 2 parts A and 1 part B (by volume) of EC-11 for 3-4 minutes. For color consistency, box all part B's. Apply at approximately 300-600 square feet per gallon with a squeegee and back roll using a high quality non-shedding ¼ to ⅜ inch nap roller.

If additional coats are desired, they must be applied within 24 hours or the cured material must be sanded and wiped with acetone, before application.

Prohibit traffic on floor for 48 hours after installation. Avoid heavy abrasion and chemical exposure for 5 days. Allow 72 hours minimum for vehicular traffic.

### 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-65G WB Gloss Polyurethane Sealer, SC-65F WB Flat Polyurethane Sealer and SC-65SG WB Semi-Gloss Polyurethane Sealer can be applied over the EC-11 within 24 hours, to improve chemical abrasion, UV resistance and Gloss.

#### Skid Resistance

- CA-29 Mini Safe Grip, CA-30 Small Safe Grip or CA-31 Large Safe Grip can be added to the EC-11 to produce a skid-resistant surface.
- CA-33 Aluminum Oxide can be used for skid resistance in heavy traffic areas.

#### Additional Topcoat

- For an additional topcoat, apply a second coat of EC-11 at approximately 300-600 square feet per gallon.

\* Please refer to Product and System Specification Sheets for additional information.

### 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

Interior Floors can be dust mopped daily or mopped using a neutral pH cleaner. For more information on floor care and maintenance, please refer to the General Maintenance sheet.

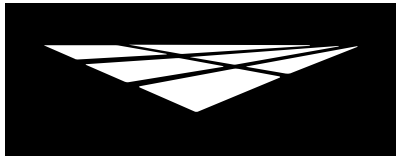
The Thin Film System should be inspected for wear every 2 to 4 years. The system should be resealed with the appropriate Westcoat topcoat every 3 to 5 years depending upon traffic and UV exposure. Contact the original Installer of Westcoat for complete re-coating instructions.

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3 of 4  
Thin Film Water-Based 6/21



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### Health Precautions

Inhalation of vapor or mist can cause headache, nausea, irritation of nose, throat and lungs. Avoid breathing vapors. It is strongly recommended that respirators are worn. Prolonged or repeated skin contact can cause slight skin irritation. All epoxies have the potential of causing skin irritations or allergic reactions. Be careful not to get on skin, clothes or in eyes. Gloves are strongly recommended. If splashed in the eye, flush with warm water and contact a physician if blurring persists.

Solvent based products are extremely flammable. Extinguish all pilot lights and sources of ignition, such as electrical motors. Be sure to have adequate cross ventilation prior to installing.

### Limitations

- This system is designed for professional use only.
- Read Product Specification Sheets for every product you will be using before beginning the project.
- Be sure to do adequate surface preparation.
- Be sure to measure and mix properly.
- For interior use only.
- Test for moisture in concrete and vapor drive.
- Be aware of the pot life of mixed material.
- Do not apply in temperatures below 50°F or temperatures above 95°F. Cooler temperatures will cause slower dry times.
- Thinly applied coatings may not hide epoxy patches, rough concrete or shotblast tracks.
- Heavier topcoat may become slippery.
- 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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4 of 4  
Thin Film Water-Based 6/21



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# CSI SPECIFICATION



**SECTION 09 67 23 RESINOUS FLOORING  
THIN FILM WATER-BASED**

**PART 1 GENERAL**

**1.01 SUMMARY**

- A. Section includes: Provide a complete epoxy floor system for concrete surfaces 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 090000 – Finishes

**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 sets of samples and color charts, representing manufacturer's full range of colors and patterns.

**1.04 QUALITY ASSURANCE**

- A. All materials used in the epoxy 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 epoxy 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, as required to obtain a long-term jobsite specific warranty.
- 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. Protection of coating system.
  - 7. Repair of coating system.
  - 8. 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), see EC-15 Moisture Vapor Barrier product specification.
- 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.

## 1.07 WARRANTY

- A. Upon completion of the work in this section provide a written warranty from the manufacturer against defects of materials for a period of 1 (one) year. To obtain project specific warranty the coating system applicator must be a Westcoat Qualified Contractor/ Applicator and apply for warranty.

## **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](http://www.westcoat.com).

### 2.02 MATERIALS

- A. As basis of design Westcoat Thin Film Water-Based Epoxy System (no substitutions will be accepted): Thin build water-based epoxy floor coating system typically installed at 12-18 wet mils.

### 2.03 COMPONENTS

- A. Thin Film System: Water-Based Epoxy.
  - 1. Primer: EC-11 Water-Based Epoxy pigmented 300-600 square feet per gallon.
  - 2. Top Coat: EC-11 Water-Based Epoxy pigmented 300-600 square feet per gallon.
  - 3. Optional Second Top Coat: EC-11 Water-Based Epoxy pigmented 300-600 square feet per gallon.

### 2.04 ACCESSORIES

- A. Supplemental Materials:
  - 1. Patching materials shall be EC-72 Epoxy Patch Gel
  - 2. Concrete repairs can be made with TC-23 Mortar Mix as needed.
  - 3. Optional cove base shall be EC-76 Epoxy Cove Gel.

4. Optional aggregate shall be CA-29 Mini Safe Grip, CA-30 Small Safe Grip, CA-31 Large Safe Grip, or other sand designed to meet the owners skid resistance requirements.

Optional Topcoats:

5. SC-65G Pigmented WB Gloss Polyurethane may be used OVER the EC-11 when a low odor, solvent free, mar and chemical/UV resistant gloss finish is required.
6. SC-65SG Pigmented WB Semi-Gloss Polyurethane may be used OVER the EC-11 when a low odor, solvent free, mar and chemical/UV resistant semi-gloss finish is required.
7. SC-65F WB Flat Polyurethane may be used OVER the EC-11, SC-65G Gloss or SC-65SG Semi- Gloss when a low odor, solvent free, mar and chemical/UV resistant flat finish is required.

### **PART 3 EXECUTION**

#### **3.01 EXAMINATION**

- A. Verification of Conditions.
  1. Inspect all surfaces to receive epoxy flooring. The surface must be structurally sound, clean, dry and free of grease, paint, oil, dust, curing agents, laitance or any foreign material that will prevent proper adhesion.
  2. Conduct calcium chloride testing according to ASTM F1869.
  3. 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. Shot blast or mechanically abrade the surface to achieve a surface profile equal to CSP of 2-3 as specified by ICRI.
- C. Clean Surfaces thoroughly prior to installation.
- D. Rout and clean moving cracks and joints: fill with manufacturer's recommended flexible epoxy filler 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 mil thickness recommended by the manufacturer.
  1. Install integral cove base where indicated on the contract drawings and according to manufacturer's instructions.
  2. Key in all drains, edges, and transition points according to manufacturer's instructions.
- E. Broadcast aggregates in accordance with the specified system and manufacturer's instructions.
- F. Adhere to all limitations, instructions, and cautions for epoxy 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 thickness shall receive additional material until specified thickness 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. Prohibit traffic on floor for 48 hours after installation. Avoid heavy abrasion and chemical exposure for 5 days. Allow 72 hours minimum for vehicular traffic.
- 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 manufacturer's warranty.

### **END OF SECTION**

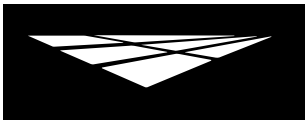
*This guide specification has been prepared by Westcoat Specialty Coating Systems to assist design professionals in developing a project specific specification. This guide is a template that must be reviewed and adapted by specifiers to comply with project requirements. This guide specification is not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



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# COLOR CHART





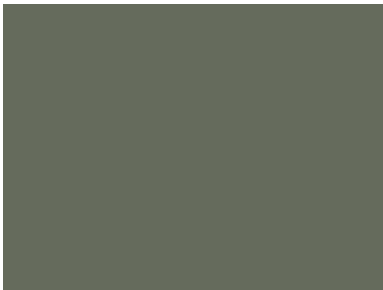
Travatan I 40



Tile Red I 34



Deep Tan I 27



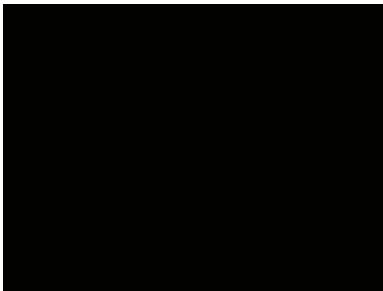
Pewter Gray I 12



Cape Cod Gray I 41



Concrete Gray I 52



Black I 56



Stone Gray I 42



Safety Red I 90



Safety Yellow I 91



Safety Blue I 92



Safety Green I 93

\* Also available in White | 00

\* Custom color matching also available in EC-11, EC-12, EC-34, EC-95 and EC-102 with a 20 gallon minimum and \$250.00 color matching fee.



**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

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## WESTCOAT THIN FILM SYSTEM MATERIAL WARRANTY

Subject to the conditions, limitations and requirements set forth below, Westcoat warrants the Westcoat Thin Film 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 Thin Film materials.

If the Westcoat Thin Film materials fail due to defects within the warranty period, Westcoat, in its sole discretion, will either provide replacement materials for the defective Thin Film 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 Thin Film materials.

This warranty is limited to the original purchases and is non-transferable. This warranty is void if the Thin Film 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; (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 THIN FILM MATERIAL OR A PAYMENT BY THE MANUFACTURER IN AN AMOUNT EQUAL TO THE COST OF THE ORIGINAL THIN FILM MATERIAL.

The Westcoat Thin Film 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 Thin Film 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 Thin Film 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



## INTERIOR COATINGS

Westcoat interior coating systems (including systems such as Thin Film, Grind and Seal, Dubro Quartz, etc.) offer durable, high-performance, long lasting surfaces that are designed to provide years of service against normal wear and usage. Seamless flooring allows for greater ease of cleaning, compared to traditional resilient flooring, due to the absence of cracks, seams, and crevices that can trap dirt and contaminants. To extend the service life of your Westcoat system, it is recommended to implement a routine cleaning regimen and have periodic inspections. This information is a basic guideline only.

### **Routine Cleaning**

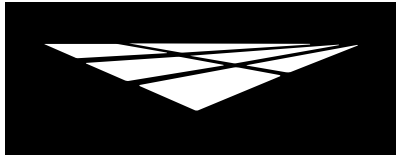
All coating systems require maintenance and upkeep to ensure continued performance and to maximize the life of the system. Maintenance methods may vary depending on the system, texture, topcoat or sealer, environment conditions, slope, drainage, volume and type of traffic, and use of space.

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 promptly to maintain the surface. Establish a routine maintenance schedule for all flooring systems. 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", neutral pH detergent, or soap. Be sure to use clean mops and change out cleaning solution regularly. Utilize a brush, broom, or mechanical scrubber to help agitate and loosen up dirt and debris, especially on textured floors. Ensure that the surface is rinsed with clean water thoroughly. Do not allow cleaning agents to dry on the surface. Buildup of residue or other foreign elements can make cleaning more difficult and can also negatively affect the slip-resistance of the surface.

Floor auto-scrubbing machines can be used for larger areas. Avoid using abrasive pads or brushes and use long, soft brushes. Do not allow buildup of residue or other foreign materials, as this can result in a surface that is slippery when wet. Do not use metal-based or coarse brushes, as they may damage the surface.

### **Wax and Floor Finishes**

Westcoat interior coating systems do not typically require a wax or a floor finish material. That said, in some cases where heavy traffic is present or where you may desire to enhance the finish, a standard, commercial floor finish that is intended for use with resinous materials can be applied. Prior to application, ensure that the surface is clean and free from any debris or wax. Apply and



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SPECIALTY COATING SYSTEMS

**CARE &  
MAINTENANCE**

## INTERIOR COATINGS

maintain wax or floor finish per the manufacturer 's guidelines. Wax or floor finishes will need to be completely removed prior to reseal application.

### **Maintenance and Inspections**

All interior 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 abraded and wiped with solvent 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 system is fully cured.
- Immediately clean up and rinse off any chemical solutions that may stain or damage the surface.
- Do not subject the floor coating system to chemicals that it is not compatible or resistant to.
- Avoid dragging metal, concrete, pallets, or other types of objects with sharp edges across the floor.
- Rolling loads with steel casters can potentially damage the surface and should be avoided.
- Avoid ponding or standing water by ensuring that positive drainage is present before applying the floor coating system.
- Water should not be allowed to enter the flooring system through penetrations, joints, or edges.
- Furniture should have protective coasters or pads to prevent from indentations or damage.
- Tape and other adhesives should not be applied to finished floors as, this may damage 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.

