

Inspection and Maintenance

Information Sheet

There are few exterior materials whose appearance and performance would not benefit from regular inspection and any necessary maintenance that may be highlighted as a result. Such activities will repay any careful building owner and/or occupier by giving them the best possible performance from the product.

1.0 Annual Inspection

Inspect For	Remedial Action
Blocked gutters: If blocked these could overflow into the building.	Remove any debris.
Build-up of debris on sheets: Debris can retain water and pollutants, forming a 'poultice' which can cause corrosion.	Remove the debris and where necessary wash the area as described under 2.0 Washing.
Retention of dirt in areas of cladding not washed naturally by rainwater, e.g. below overhangs: This can have a negative effect on building aesthetics and if ignored, can cause the coating to break down.	Wash the area as described under 2.0 Washing.
Mould growth: Whilst this rarely occurs it can arise in extreme conditions.	Wash the area and treat it for mould growth as described under 3.0 Removing mould.
Local damage*: If the damage has broken through the paint coating, the steel substrate will be exposed to attack.	Assess the extent of the damage and either repair it with touch-up paint (see below) or replace the sheets through the original cladding supplier.
Swarf (from drilling), rivet stems, and other fixing debris*: These items can corrode and stain the sheet surface.	Remove the debris and, if necessary, wash the sheet surface as described under Washing.
Faulty or inappropriate fasteners*: Such fasteners can cause leaks, corrode and stain the sheet surface.	Replace the fasteners and any missing caps.
Areas at cut edges or surfaces that need over-painting:	Use specialist contractors and approved maintenance paints from listed suppliers.

() These items should be checked as soon as possible after the building has been erected and as part of the annual inspection.*

2.0 Washing

Regularly wash away dirt and debris that have not been removed by natural rainfall. Areas of cladding that lie beneath overhanging building details, such as those beneath gutters are particularly susceptible to a build-up of dirt. These accumulations are likely to hold water and pollutants, which can lead to 'wet poultice' corrosion. Wash cladding with fresh water, using a hose and a soft cloth. In areas where heavy industrial deposits dull the surface, use a good quality household detergent in solution or a proprietary cleaner (follow manufacturer's instructions). Always rinse thoroughly with clean water.

Guidelines:

1. Do not use a concentration of detergent greater than the 10% solution mentioned above nor a concentration of a proprietary cleaner greater than that recommended by the manufacturer.
2. Do not use organic solvents or abrasive cleaners.
3. Mineral spirits may be used to remove caulking components, tar, and similar substances, but the surface must then be washed immediately and thoroughly in the manner described above.
4. Always wash coated surfaces from top to bottom.
5. After washing, always rinse the cladding immediately and thoroughly to remove all detergents and cleaners.
6. Do not over-clean or scrub the surface since that can spoil the high-quality finish.

3.0 Removing mould

Colour coated products have been specially formulated to resist fungal growth and therefore this should not be a problem in most geographical areas. However, some types of local environment are particularly conducive to mould growth, e.g. areas of wet, dark, or wooded surroundings or low-lying marshland. In these areas, mould will grow, even on inert materials such as glass.

Mould can be removed by treating the affected surface with a basic solution of the ingredients shown below (by weight), which should be available from local chemical suppliers. Before applying the mixture, wash the surface of the cladding first, as described under 2.0 Washing. Then apply the mixture to all surfaces by low pressure spray or cloth. Rinse the cloth frequently and change it and the mixture as necessary to prevent any grit or abrasive particles scratching the building. All surfaces must be rinsed with cold water within 24 hours of applying the mixture.

4.0 The mixture

You should refer to the manufacturers' health and safety information before using the chemical ingredients listed below.

Ingredient	By weight
Good quality household detergent or proprietary cleaner	0.5
Trisodium phosphate	3.0
5% sodium hypochlorite solution	25.0
Fresh water	71.5
Total	100.0

5.0 Touch-up painting

Slight scuffs are best left untreated.

If the sheet has been scratched down to the substrate, it should be repaired with standard touch-up paint. Ensure that the applied paint is no wider than the original scratch. Since touch-up paints are air-drying, they will, over time, change colour differently from the original coating, so keep the applied area as small as possible.

6.0 Suppliers of complementary products

Advisory Note: It is the responsibility of the customer or their appointed contractor to verify the compatibility of any over-painting or touch-up paint with the existing coating system prior to application. Always ensure the chosen product is explicitly chemically compatible with the specified substrate and topcoat, whether it is a Plastisol, Polyester or Polyurethane finish.

Mainline Products Unit 3b, Aspect Court, Cannel Row, Silverdale Enterprise Park, Newcastle-under-Lyme, Staffordshire ST5 6SS
Tel: 01782 629 270

Premier Industrial Paints Whyburn Precinct, Watnall Rd, Nabbs Ln, Hucknall, Nottingham NG15 6EY
Tel: 0115 963 1451

Turners Trade Paints Ltd Unit 1 Advance Business Park, Burdock Close, Cannock, Staffordshire WS11 7FG
Tel: 01543 577168