



FABCO

## **Aftercare and Maintenance**

### **Aftercare and maintenance of steel windows**

Steel windows, properly maintained, can be expected to last the life of the building. Simple measures, such as always having the metal frame surfaces washed down at the same time as the glass is cleaned, and undertaking an annual inspection of working parts, gasket weatherseals and joint sealants, will do much to ensure their trouble-free performance.

Fabco steel window frames have a factory applied polyester colour coating. Wash down periodically – at intervals of between three and 12 months, depending on the amount of grime and salt in the atmosphere – using a mild non-alkaline detergent in warm water, applied with a soft cloth or sponge. Using nothing harsher than a bristle brush or nylon pad. Give a final rinse with clear water.

Outer frame sill channels have drain holes that can become clogged with paint, grime or insects. Clean them out and keep them open to ensure that the windows maintain their designed weather performance.

The synthetic rubber weatherseals should also be included in periodic maintenance inspections. The most common cause of damage is site applied paint. If paint removal proves impossible, weatherseal replacement can be undertaken, preferably with materials supplied by the original manufacturer. They may be bonded to the frames with adhesive, retained in preformed grooves, or clipped onto studs. Retrofit of replacements by the same method is strongly recommended whenever possible.

Further information can be found on the Steel Window Association factsheet page.

### **Aftercare and maintenance of Frank Allart ironmongery**

**PRODUCTS FITTED INTERNALLY:** Regular cleaning with warm soapy water should be sufficient to keep any finish in its original condition for a long period. The occasional use of a good quality wax polish is also recommended.

**PRODUCTS FITTED EXTERNALLY:** Environmental conditions can have dramatic effect on the stability of surface finishes. Industrial pollution, high humidity, sea and acidic rain may well cause a finish to deteriorate prematurely. Regular cleaning with good quality wax polish is recommended.

**UNLACQUERED FINISHES:** To retain the original finish, regular polishing with good quality metal polish is essential. However, if the intention is to allow the surface to age through oxidation then no attention needs to be given.

**PLATED FINISHES:** These will benefit from the occasional use of the chrome cleaner, followed by a wipe with a cloth impregnated with a light oil.



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### Satin Brass Unlacquered (SBU)



A satin polished solid brass surface treated with a thin beeswax coating for protection during transit and installation. An unlacquered living finish, intended to oxidize and patina naturally over time. An occasional light application of a good quality wax will assist in keeping the finish in good condition.

### Antique Brass Unlacquered (ABU)



A sateen polished solid brass surface given a hand applied medium antique patina, producing a soft, slightly reflective, sheen. Treated with a thin beeswax coating for protection during transit and installation. An unlacquered living finish, intended to oxidize and patina naturally over time.

An occasional light application of a good quality wax will assist in keeping the finish in good condition.

### Satin Nickel Bronze (SNB)



A satin nickel-plated surface given a light bronze patina to produce an aged nickel silver appearance. This is a living finish, intended to oxidize and patina naturally overtime. An occasional light application of a good quality wax will assist in keeping the finish in good condition.

### Satin Chrome (SC)



A satin chromium plate on top of a nickel plated, sateen polished, solid brass surface. Chromium plating is a very hard wearing, stable finish, suitable for most environments. An occasional light application of a good quality wax will assist in keeping the finish in good condition. Metal polish can be used if desired.

### Matt Black Chrome (MBC)



A deep matt black chromium plating on top of a specially prepared surface producing a flat non-reflective finish. Chromium plating is a very hard wearing, stable finish, suitable for most environments. An occasional light application of a good quality wax will assist in keeping the finish in good condition. Metal polish can be used if desired.

### Dark Matt Bronze (DMB)



Dark bronze patina over copper plated, sateen polished solid brass which is then coated with a decorative matt lacquer to give a dark matt appearance. An occasional light application of a good quality wax will assist in keeping the finish in good condition.