



BlockOut Shutters Care & Maintenance Guidelines

Maintenance intervals are dependent on where the building is situated in respect of the distance from Shoreline that produce salty moisture or heavy industrial areas (HIA) that produces corrosive air particles.

When the building is close to the sea/shoreline or heavy industrial areas, more regular maintenance is required because of the moisture & the salt content of the moisture produced by the breaking surf or the corrosive air particles produced by industrial areas.

Salt is the enemy for most metals because of the corrosion properties. Below is a guideline of intervals that we recommend depending on the distance from shoreline.

Internal Shutters

Distance of building from Shoreline/HIA	50m – 2km from Shoreline/HIA	2km – 5km from Shoreline/HIA	5km – 15km from Shoreline/HIA	15km + from Shoreline/HIA
<i>Cleaning intervals</i>	<i>2-4 Weeks minimum</i>	<i>2 Months minimum</i>	<i>4 Months minimum</i>	<i>6 Months minimum</i>

External Shutters

<i>Cleaning intervals</i>	<i>1-2 Weeks minimum</i>	<i>2-4 Weeks minimum</i>	<i>2-3 Months minimum</i>	<i>6 Months minimum</i>
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Notes:

- 1) Shoreline/Marine: Refers to breaking surf, air borne moisture.
- 2) Fresh water lakes: Are not considered marine areas.
- 3) Heavy industrial areas (HIA): Are considered as marine areas because of the contamination of airborne corrosive pollutants.
- 4) Coastal areas: Are considered within 10km from beachfront/shoreline.
- 5) Inland areas: Are considered more than 10km from beachfront/shoreline.

Equipment needed:

- 1) Soft white cotton cloths.
- 2) Feather duster.
- 3) Vacuum Cleaner or soft bristle broom or brush for cleaning bottom track.
- 4) Non-acetic multipurpose silicone spray.

Regular Interval Dusting & Cleaning.

- 1) Remove dirt & dust in bottom track with the use of Vacuum cleaner or soft bristle broom or brush to keep the track free of dirt so the panels can slide smoothly.
- 2) Use a feather duster to dust off obvious dust on the shutters.
- 3) Use a solution of warm water & non-abrasive, PH neutral detergent or natural agent to clean the shutters, louvre blades, frames & tracks with the use of a soft white cotton cloth. A salt free car wash liquid mixed with water as per ratio instructed on product, is a great cleaning agent.
- 4) After cleaning the shutters, rinse the surfaces with warm water to remove residual detergent.
- 5) Dry the shutters using a soft white cotton cloth or chamois cloth.

Semi-Annual Lubrication.

At least every 6 months, your Shutters moving parts & wheels will require lubrication to ensure smooth operation efficiently & longevity of the parts. Use a non-acetic multipurpose silicone spray only on the moving parts & wheels or contact your system installer for assistance.

Do's & Don'ts.

- 1) **“Do”** use soft white cotton cloths for washing & drying.
- 2) **“Do”** use non-acetic/abrasive, PH neutral detergent or natural agent for washing.
- 3) **“Do Not”** use anything harsher than a soft cotton cloth or soft bristle broom or brush for cleaning.
- 4) **“Do Not”** lubricate hinges, the bottom track, or the lock cylinder.
- 5) **“Do Not”** use harsh solvents such as thinners, benzine or turpentine. This will damage the powder coating.
- 6) **“Do Not”** use high pressure washer. The high pressure could cause damage to the finishings or even dent the Aluminium profiles.