



BANKERS: BSP

ROOFING & PROFILES (FIJI) PTE LTD

Build With Confidence

ROOFING & SHEETMETAL MANUFACTURERS

Dear Valued Customer

We wish to inform you, please DO NOT use angle grinder / friction saws on the roof, as swarf will be visible after installation, also please wash the roof cladding straight away to remove swarf after installation of Bremick Fasteners.

Swarf (Particles from Grinder and Screws) - Swarf is the term given to the steel debris arising from cutting or piecing operations when using friction saws, drills etc, in steel roofing. The use of abrasive disc is not recommended. Whilst comprising mostly fine steel particles, in this context swarf may also be taken to include any other discarded steel objects such as rivet shanks, nails, screws and nuts which may come into contact with Colorbond® coated product.

To Avoid Swarf on the roof. The Colorbond® steel should be thoroughly swiped with soft nylon brush and thoroughly washed with clean water immediately after installation of screws. If the swarf is not washed immediately. This is causing spot rust after few days. This spot rust will continue to bloom unless it is completely cleaned. Noted this rust is over the paint base metals is not affected.

How to clean the swarf if it is left over the Colorbond® for weeks/months.

- 1) Wash the surface with a mild solution of pure soap.
- 2) Application should be with a sponge, soft cloth or soft bristle nylon brush, and should be gentle to prevent shiny spots.
- 3) The Colorbond® steel should be thoroughly rinsed with clean water immediately after cleaning to remove traces of detergent.

Never use abrasive or solvent type cleaners (turps, petrol, kerosene, paint thinners) or sandpaper to clean swarf on Colorbond® steel. This will damage the paint coating.

Over painting the Surface if required.

Consult with local Paint manufacture/supplier & apply the selected paint finish to the clean prepared surface. Ensure Paint manufacturer's instructions are followed, especially with regard to application and film thickness. It is recommended to check your colour choice when over painting Colorbond® as the surface preparation step may alter the micro textured surface. NOTE The over painting of Colorbond® steel will void any warranties if already they are issues. In this case, over painting could be a remedy but they will need to neutralise the swarf corrosion before over painting or else the swarf will continue to bloom.

Colorbond® Cladding Surface preparation, if painting is required.

- 1) Cleaning of roof before painting is the most important process. All dirt, lichen, mould should be water blastered and inspect before painting. Most importantly **Swarf or Rust should be properly cleaned or else it will continue to bloom under the paint.**
- 2) Painted products can be readily over painted with high quality ARCYLIC roof paint.
- 3) If over-painting is carried out while the topcoat is still in sound condition, **there is NO need to use primer.** The reason primer is not required as Colorbond® already has Pre-treatment primer and standard primer coating. Yes, if we are painting unpainted surface example zincalume than primer would have been compulsory.



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- 4) To prepare the Surface for painting **all pre-painted products should have their surface abraded** with a fine grit sandpaper to improve the adhesion to existing paint.
- 5) Apply 2 even coats of acrylic paints to a dry film of 50 microns. Allow sufficient drying time between coats.
- 6) Make sure roof is completely dry. Paint should not be applied on wet day. Or when condensation process is taking place in the form of dew.
- 7) During painting roof temperature should be between 10 to 30 deg Celsius.
- 8) It is important to seek advice from paint manufacturers for paint application.

Clean Your Roof Yearly

Regular washing of colorbond® products increases the durability by reducing attack from airborne salts and pollutants. All roofing and cladding products are subject to the cumulative effects of weather, dust, and other deposits. Normal rain washing will remove most accumulated atmospheric contaminants from roofs but not all.

High Risk Areas.

There are certain areas on the roof which may reduce the durability of the roof. High risk areas include areas around flutes, chimneys, and extractor vents, under television aerials and trees and sites prone to mould, lichen, bird droppings or debris.

External objects such as walkways and platforms, air conditioning units, solar hot water and solar photovoltaic systems, all have the potential to create areas on the roof that are sheltered from the rain (unwashed areas) and, as such, additional maintenance of the roof area affected is required.

For areas that receive little or no rain washing (called unwashed areas) such as soffits, wall cladding under eaves, underside of gutters, fascias, sheltered areas of garage doors and unwashed roof areas, more extensive manual washing is required.

Roof Washing Method.

Colorbond® pre-painted steel surfaces should be manually washed with water and a sponge or a soft nylon-bristled brush. For large areas it may be more appropriate to use water blasting at pressures up to 20MPa. Never use abrasive or solvent type cleaners (petrol, kerosene, paint thinners) on Colorbond® steel.

When to wash & clean the roof.

Most of our property is in moderate area, therefore **roof washing and cleaning is compulsory once a year.**

Should you require any further clarification please consult Roofing & Profiles (Fiji) Pte Ltd