

Care & Maintenance Instructions

Owner: This product is factory finished. Please handle with extreme care. Protect all exposed surfaces from contact with caustics, corrosives, solvents, abrasions, impacts, wet packing material etc. **FAILURE TO DO SO WILL NULLIFY THE WARRANTY.** Before ANY CLEANING, review the Care & Maintenance Instructions (contact factory or print online). Contact the local dealer with any questions or concerns.

Installation Facts: Before installing Optimum aluminum doors/windows you need to be aware of a few potential installation mistakes. Avoiding these pitfalls will maximize the longevity of your products.

1. Galvanic Corrosion: Whenever dissimilar metals are placed in contact with each other, or in close proximity, there is a potential hazard for corrosion. In the presence of an electrolyte such as moisture (especially salt water) the two metals are "bridged," forming an electrical couple. Once the couple is created there is an exchange of electrons. In layman's terms, one metal extracts mass from the other, thus causing corrosion. If you have ever seen a white chalky substance on thresholds you have seen galvanic corrosion. How can galvanic corrosion be prevented?

- **Isolate:** Make sure the installer totally isolates dissimilar metals by placing inert materials between them. This prevents the moisture from "bridging" the two materials thus failing the creation of an electrical couple.
- **Clean:** Follow the Care & Maintenance Instructions and dry out these areas as quickly as possible to stop any electrical couples from developing.
- **Sacrificial Anode:** In some situations the builder and or architect require the joining of dissimilar metals. If steps 1 and 2 above are not successful we recommend the use of a material that is weaker than the other metals. This will act as the anode, which will be robbed of its electrons instead of the favored metals. Contact your builder/architect for more data on how to make this happen.

2. Caustic Corrosion: During installation it is imperative that your new Optimum windows and doors be protected from other chemicals that might damage the finish, hardware or glass. Most common is stucco run-off and concrete splashing. If not removed immediately, the caustic agents in these materials will irreparably damage your window and door. Exposed aluminum is especially susceptible to construction site chemical tainting which is why we require our products to be thoroughly cleaned immediately after installation. Chemical attacks to the aluminum will initiate accelerated corrosion. Products can be masked with Shurtape PE 444 to protect finishes from caustic agents.

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

1.0 General: Optimum recommends that professional cleaning companies be employed to perform the initial cleaning process. **Products should be cleaned when shaded, and never cleaned when temperatures are colder than 50 degrees Fahrenheit.**

1.1 As with any finished building material, aluminum requires reasonable care prior to and during installation and periodic cleaning and maintenance after installation. Although anodized aluminum possesses exceptional resistance to corrosion, discoloration and wear, its natural beauty can be marred by harsh chemicals, rough conditions or neglect. Such conditions usually affect only the surface finish and do not reduce the service life of the aluminum. However, the marks resulting from such mistreatment may be permanent. All surfaces, exposed to the atmosphere collect soil and dirt, the amount of which may vary depending on geographic area, environmental conditions, finish and location on the building. The owner's attitude regarding surface appearance determines the type

and frequency of cleaning required. Most aluminum windows and doors have some unfinished, exposed edges. Pay special attention to these areas to keep them clean. Corrosion will not crawl under anodized finishes but can crawl under paint if not cleaned. Regardless of the environment we suggest cleaning these edges every three months.

1.2 In both wet and dry climates, recessed and sheltered areas usually become more heavily soiled because of the lack of rain washing. Frequent and longer periods of condensation also occur in protected areas increasing the adhesion of the soil. This is particularly true of soffit areas on overhangs, bottom areas of fascia panels, sheltered column covers and the like. Periodic maintenance inhibits long-term accumulation of soil, which, under certain conditions, can accelerate weathering of the finish. The more frequently aluminum is cleaned, the easier and less costly succeeding maintenance is.

2.0 Care After Installation: (All Product Locations)

2.1a All exposed aluminum surfaces should be rinsed by lightly spraying with fresh water. DO NOT use high pressure devices. Using a car wash brush, clean all surfaces with mild soapy water, e.g. dish soap, and rinse. This should be repeated each month. Drying is not required but recommended. It is especially important to not allow stucco or other materials to set on the anodized finish. These building materials are caustic and will “eat” the finish.

NOTE REGARDING SCREEN MESH: To clean fiberglass screen mesh, remove the screen frame from the window or door and lightly spray with water to remove dirt and debris. If additional cleaning is required, use mild soapy water and a car wash brush to gently remove dirt and debris.

2.1b After construction, hire a professional to remove all panels so you can have total access to the frame and panels. As noted above, protect all surfaces.

2.2 Glass: If after cleaning the glass surface (see 2.1) some surface debris still exists we recommend the following steps:

2.3 Use a non-ammonia based cleaner designed for glass surface cleaning. Apply moderate pressure, in a circular motion, on the areas needing cleaning. Your glass may not be safety glass (tempered or laminated) therefore do not apply too much pressure to the glass. Serious injury can result from broken glass.

2.4 If step 2.3 is unsuccessful, use isopropyl alcohol, applying moderate pressure, in a circular motion, on the areas needing cleaning. Your glass may not be safety glass (tempered or laminated) therefore do not apply too much pressure to the glass. Serious injury can result from broken glass.

TIP: STICKERS CAN BE EASIER TO REMOVE IF SOAKED BY WATER FOR FIVE MINUTES BEFORE. USE STEP 2.4 IF NEEDED.

2.5 If step 2.4 was unsuccessful, spray area with a non-ammonia based cleaner and gently remove the debris by using a flat, sharp razor blade. Apply moderate pressure to the glass surface, applying the blade at an angle parallel to the glass surface. Use gloves and other safety protection. Follow step 2.1 again.

2.6 If step 2.5 does not work, try using isopropyl alcohol during the razor blade process and follow up with step 2.1.

2.7 If stubborn debris remains, carefully apply a light coat of lacquer thinner to a rag and apply moderate pressure until debris is gone. Do not use any chemicals on rubber or plastic surfaces.

WARNING: IF LACQUER THINNER IS USED, READ THE MANUFACTURER'S WARNING AND INSTRUCTIONS BEFORE USE.

2.8 The final step is to once again follow step 2.1.

2.9 Anodized Finishes: If after cleaning the anodized surfaces (see 2.1) some debris still exists we recommend the following steps:

2.10 Use isopropyl alcohol, applying moderate pressure, in a circular motion, on the areas needing cleaning.

2.11 If debris remains, carefully apply a light coat of lacquer thinner to a rag and apply moderate pressure until debris is gone. Do not use any chemicals on rubber or plastic surfaces.

2.12 If stubborn debris remains try using a "non-abrasive" sink cleanser such as "Soft Scrub." First test for colorfastness in an inconspicuous place.

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

2.13 Painted Finishes: If after cleaning the painted surface (see 2.1) some debris still exists we recommend the following steps:

2.14 Use isopropyl alcohol, applying moderate pressure, in a circular motion, on the areas needing cleaning.

2.15 If stubborn debris remains try using a "non-abrasive" sink cleanser such as "Soft Scrub." First test for colorfastness in an inconspicuous place.

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

WARNING: DO NOT USE ANY CHEMICALS OR OTHER SUCH SUBSTANCE THAT CAN REMOVE THE COLOR OR GLOSS OF THE PAINT.

2.16 Vinyl Products: If after cleaning the vinyl surface (see 2.1) some debris still exists we recommend the use of "Fantastic" Cleaner. Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

WARNING: DO NOT USE CLEANERS CONTAINING AGGRESSIVE ORGANIC SOLVENTS BECAUSE THEY COULD AFFECT THE SURFACE APPEARANCE OF THE VINYL.

2.17 Components: After cleaning (see 2.1) review the Care After Cleaning instructions (3.7).

3.0 Care After Cleaning: (All Product Locations)

3.1 After following the Care After Installation instructions, Optimum products may require some care immediately after cleaning.

3.2 Glass: (see 4.0)

3.3 Anodized Finishes: Applying car wax to clean, dry anodic finishes is a good way to prolong life and enhance appearance. Follow the wax manufacturer's instructions.

3.4 Painted Finishes: Applying car wax to clean, dry painted finishes is a good way to prolong life and enhance appearance. Follow the wax manufacturer's instructions.

3.5 Vinyl Surfaces: Simply keep all surfaces clean.

3.6 Unfinished Edges: Most aluminum windows and doors have some unfinished, exposed edges. Pay special attention to these areas to keep them clean.

3.7 Components: After cleaning (see 2.1), it is important to make sure all major components are working properly and are properly lubricated (if applicable). Stainless steel parts exposed to the elements are to be kept clean and dry. Because stainless steel relies on the passive protection of chromium-oxide, it is imperative that all exposed stainless steel be kept as clean and dry as possible. **Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.**

Stainless Steel Track Insert And Hardware Components (not available on all products): Keep clean of dirt and grease. To buff surface scratches and to remove any surface rust, use a 3M™ Scotch-Brite™ pad. Always apply light and uniform pressure, moving the pad in the same direction as the grain of the stainless steel. Use extreme care not to scratch painted or anodized finishes.

Sash Balances: Must be completely dry before this next process. Remove balances from frame (hire a professional or follow installation instructions) and spray white lithium grease into all metallic areas and re-install the balances. Replace if damaged or corroded.

Roto Operator Lever & Base: Wax all exposed metal, painted or plated finishes; making sure to follow the wax manufacturer's instructions.

Roto Operator Arm(s) & Gear(s): Cover exposed, unfinished metal surfaces with a thin coat of household oil. For cracks and seams, use the straw applicator and insert liberal amounts of white lithium grease on all metal surfaces, especially the gears. If the arms are made of stainless steel, follow the instructions above for "Stainless Steel".

4.0 Monthly Maintenance Required (High Moisture Environments)

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

4.1 Glass: At least one time per month all glass surfaces should be cleaned (See 2.1ff).

4.2 Anodized Finishes: All exposed aluminum surfaces should be rinsed by lightly spraying with fresh water. Using a car wash brush, clean all surfaces with mild soapy water, e.g. dish soap, and rinse. This should be repeated each month. Drying is not required but recommended.

4.3 Painted Finishes: All exposed surfaces should be cleaned once per month (See 2.1ff). Factory recommends Edge Armor on coastal products, which will be painted. This will assist in the prevention of the spread of any corrosion which is not covered in the warranty. Corrosion can be prevented with regular maintenance but if you do notice any, please seek professional remedy.

4.4 Components: The products should be cleaned once per month (See 2.1).

4.5 Unfinished Edges: Most aluminum windows and doors have some unfinished, exposed edges. Pay special attention to these areas to keep them clean.

5.0 Quarterly (Every 3 months) Maintenance Required (Within 5 Miles of Salt Water)

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

5.1 Glass: At least one time every three months all glass surfaces should be cleaned (See 2.1ff).

5.2 Anodized Finishes: If the products are within 5 miles of the coast, all exposed aluminum surfaces should be rinsed by lightly spraying with fresh water. Using a car wash brush, clean all surfaces with mild soapy water, e.g. dish soap, and rinse. This should be repeated every three months or more frequently. Drying is not required but recommended.

5.3 Painted Finishes: If the products are within 5 miles of the coast, the products should be cleaned at least once every three months (See 2.1ff). Factory recommends Edge Armor on coastal products, which will be painted. This will assist in the prevention of the spread of any corrosion which is not covered in the warranty. Corrosion can be prevented with regular maintenance but if you do notice any, please seek professional remedy.

5.4 Components: If the products are within 5 miles of the coast, the products should be cleaned at least once every three months (See 2.1).

5.5 Unfinished Edges: Most aluminum windows and doors have some unfinished, exposed edges. Pay special attention to these areas to keep them clean.

6.0 Bi-Annual (Every 6 Months) Maintenance Required (Within 5-10 Miles of Salt Water)

Door thresholds and window sills are especially susceptible to surface corrosion if not kept clean.

6.1 Glass: (see 2.1ff & 3.0ff)

6.2 Anodized Finishes: (see 2.1ff & 3.0ff)

6.3 Painted Finishes: (see 2.1ff & 3.0ff)

6.4 Vinyl Surfaces: The products should be lightly sprayed with clean water (See 2.1ff).

6.5 Components: (see 2.1ff & 3.0ff)

6.6 Unfinished Edges: (see 3.0ff)

6.7 Frame & Panels: Make visual inspections around the installation looking for:

- Water leaks around frame
- Making sure all weep holes are free of blockage
- All components are properly working.

WARNING: AFTER CLEANING, ALWAYS FOLLOW THE STEPS UNDER 3.0 "CARE AFTER CLEANING."

7.0 Every 5th Year Maintenance (All Product Locations)

7.1 Glass: Inspect each lite:

7.2 For insulated glass check for moisture between the panes and any cracks or runs. Report any such findings to the Authorized Dealer through whom you purchased the products.

7.3 For laminated and annealed monolithic glass, check for cracks or runs. Report any such findings to the Authorized Dealer through whom you purchased the products.

7.4 Anodized Finishes: Continue to follow steps noted in 6.0ff.

7.5 Painted Finishes: Continue to follow steps noted in 6.0ff.

7.6 Components: Continue to follow steps noted in 6.0ff.

7.7 Unfinished Edges: Continue to follow steps noted in 6.0ff.

7.8 Frame & Panels: Hire a professional glazing contractor to perform the following tasks:

NOTE: SEALANTS AND WEATHER-STRIPPING BREAKDOWN OVER TIME. EVERY 5 YEARS A COMPLETE INSPECTION IS REQUIRED OF ALL FRAME CORNERS.

7.9 Inspect all exposed sealant in each frame corner and reseal if needed with a compatible sealant. On all sliding door products, the stainless steel track insert must be removed to properly seal.

7.10 Check newly sealed joints, after drying, for water leaks.

7.11 Replace all weather-stripping.

7.12 Remove all glaze to frame glass and replace glazing tape, vinyl and sealant and re-glaze.

IMPORTANT NOTE: FAILURE TO FOLLOW THESE INSTRUCTIONS WILL VOID ANY MANUFACTURER'S WARRANTY WHETHER STATED OR IMPLIED.

****Dealers are required to provide a copy to each customer****

Print Company Name: _____

Print Owner(s) Name(s): 1. _____

2. _____

3. _____

One Owner's Signature: _____

Date: _____