

## Condensation

Unfortunately, condensation is a fact of life. If there is moisture present in the atmosphere and differing temperatures between either side of the surface, degrees of condensation will occur. The amount of condensation is proportionate to the temperature variation and the amount of water in the atmosphere. In our homes there is a natural water content from normal living activities. Cooking, boiling a kettle, washing, showers etc, all create water vapour which remains undetectable in the in the air. On contact with cold surfaces such as mirrors, windows tiles etc, condensation occurs and the vapour turns to water droplets

If you have installed A rated windows it is possible that condensation may occur on the outside of the windows. This is again due to the difference in temperature and should clear as the outside temperature increases. Our double glazing is specified to reduce condensation, but it cannot claim to cure it completely. We can be sure however that double glazing will reduce condensation, especially where there is adequate ventilation in the property.



## How is the visual quality of glass assessed?

The visual quality of a window is assessed by looking through it from the room side, at right angles to the glass, standing at a distance of not less than 3 metres from the glass under natural daylight and not direct sunlight, with no visible moisture on the surface of the glass.

Provided your vision through the glass is not impeded under these conditions, for example, by scratches, bubbles or distortion of external objects, your windows are of good visual quality

# Lee Kelly UPVC

**WINDOWS • DOORS • CONSERVATORIES**

# Homeowner Maintenance Guide

**How to look after your new windows and doors**

[www.leekellyupvc.com](http://www.leekellyupvc.com)

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# Lee Kelly UPVC

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## All our products are designed to be long lasting and low maintenance

Paying a little extra care and attention on an occasional basis will help to ensure your windows and doors give longer lasting satisfaction.

### PVCu Window and Door Frames ...

To maintain your window and door frame in good condition requires only cleaning with a mild non-abrasive detergent solution.

### Composite Doors...

Clean with warm soapy water only.

### Hardware & Fittings...

Our products use corrosion resistant components throughout so they require very little maintenance. A visual check of the exposed metal parts such as the friction hinges should be made and any dust or dirt removed. A lubrication with light machine oil or lubricant silicone spray is recommended by Lee Kelly.

### Gaskets & Seals...

Maintenance of gaskets and seals should consist of cleaning with a mild non-abrasive detergent.

Q - How often should my windows be cleaned and lubricated?

A - Lubrication should be done twice yearly (before and after winter is recommended)

Cleaning depends on location and is up to the home owner (but windows and doors should be cleaned at least once a year)



## Conservatory and roof systems

Polycarbonate and glass roof panels should be cleaned in a similar manner to PVCu frames, washing roof panels with a mild non abrasive detergent solution, preferably every four months to remove grime and atmospheric deposits.

Long handled or telescopic softwashing brushes can be used for easy cleaning of your conservatory roof. Clear PVC gutters and Aluminium box gutters of leaves and any other debris as required.

**Do not walk on conservatory roofs without crawler boards !**

**Avoid solvent based and abrasive cleaners !**

**Avoid leaning ladders against plastic materials which would cause damage !**

**Do not use power washers on conservatory roof systems !**

## Handles and decorative furnishings

Do not use metal cleaners or polish on lacquered surfaces, or any abrasive or corrosive cleaners as they will dull the finish and wear the protective coating.

Wipe with a damp cloth or if necessary with a mild detergent solution.

## Patio Doors and Bi-fold door tracks

Care should be taken to regularly inspect the door track and to remove any dirt, stones or other debris that could damage the rollers and effect the smooth operation of the door. This area should be cleaned regularly with warm water and a soft brush

## Aluminium Doors

- Keep all aluminium parts dry as far as possible.
- When cleaning use non-abrasive cleaners or mild soapy water on frames.
- Use a mild soapy water or window-cleaning solution, and a soft sponge or cloth to clean glass surfaces.
- Dry with a soft cloth to ensure that all water is removed from glass, frames, hinges, sealant etc. to avoid damage.
- Hardware components should be lubricated with a silicon spray with a straw applicator.
- Never use any chemicals, solvents, or abrasive cleaners on your aluminium frames.
- Never use a steel brush or any scrubbing or abrasive pads when cleaning your aluminium frames.
- Do not use a high-pressure cleaner or high pressure spray nozzle.