



## Concrete Sealing Maintenance Policy

### **IF YOU REMEMBER ONLY TWO THINGS REMEMBER THE FOLLOWING!!!**

- 1.) Do NOT EVER use salt or sodium accelerators on your concrete to Melt ice or snow! Only sodium free sands to add traction. Salts WILL destroy your surface regardless of any 'safe for concrete' markings on the bag / container. If you choose to use salts we will NOT warranty your concrete.**
- 2.) Seal your concrete frequently to protect and keep it looking new. Read below for details.**

#### General knowledge:

Concrete is a material much the same as wood in the fact that it requires attention in order to keep the structural and visual integrity. Concrete, especially exterior concrete exposed to the elements, (ie. driveways, patios, steps & walks) requires regular power-wash cleaning and concrete sealing to maintain (or improve) its' integrity and strength. These include designer concrete such as exposed and color/stamped. We at LSC use several TK Products for concrete protection. The most common being *CPC Cure & Seal* has proven itself as a very reliable and helpful product for concrete surfaces. An upgrade to this product is *Weather-shield*. This is a product that is a little heavier duty and will not discolor your concrete. The highest protection option is *Siloxane*. This product is guaranteed for up to 7 years and is one of the best protections for your concrete on the market. This product does not have the luster or shine of the first two, however will safeguard against the potentially damaging elements that threaten concrete surfaces. For those of you with designer exposed / colored-stamped concrete, we recommend *CPC Super Seal* or *Super Diamond Glaze* roll on applications.

#### Reasons for regular cleaning / sealing of concrete surfaces:

1. Helps the concrete cure itself properly after it has been poured.
2. Fills the holes / gaps in concrete to keep out water, chemicals, salts, oil, grease and stains which weaken and discolor the concrete surface.
3. Makes cleaning other stains from the above-mentioned plus the fall leaf stains easier. Most solvents will not discolor the concrete.
4. Resists abrasion, scuffing and surface 'pop-outs.'

#### Limitations:

1. Must apply in temperatures above 40 Degrees Fahrenheit.
2. Allow 2 - 3 hours to dry before opening it to traffic.
3. Special industrial sprayers must be used to apply. Plastic / Rubber sprayers with plastic or rubber hoses / washers / gaskets will disintegrate from the solvents.
4. REMEMBER, it's ALWAYS better to give light applications and apply twice rather than one heavy application!!!

#### Applications:

- 1<sup>st</sup> – We apply the first application immediately after we finish your concrete, that same day usually, unless conditions do not permit, (ie. Late fall, rain or snow threat).
- 2<sup>nd</sup> – 28 Days after concrete is poured – (This and all following applications are the responsibility of the homeowner, unless you choose to hire us to come back for future concrete sealer applications.)
- 3<sup>rd</sup>, 4<sup>th</sup>, etc... Depending on your selection of sealers, approximatly every 2 to 3 years.

NOTE: If proper care of concrete is not taken, the likelihood of structural problems, 'pop-outs,' unwanted stains, etc... increases substantially. **PLEASE BE AWARE THAT WE DO NOT RECOMMEND APPLYING SALT OR SODIUM BASED PRODUCTS ONTO YOUR CONCRETE TO GET RID OF ICE OR INCREASE TRACTION.** Salt-based products **WILL** weaken and eventually destroy the surface of your concrete. We recommend non-sodium products or sand without salts for traction on ice. If you choose not to either seal

your concrete yourself or hire us to seal it for you, you run the risk of any of the previous mentioned problems. We *highly* recommend you take the proper precautions to prevent these problems from occurring. Before you choose your ready-mix type:

Please note we also offer, and strongly suggest the use of, upgrade aggregates in your concrete which, when used with proper sealing techniques, will limit many of the surface defects caused by freeze-thaw weather cycles & road salts brought in by vehicles or spread by homeowners.

Do you want help with protecting your concrete?

If you choose to hire us to re-seal your concrete, please feel free to call us at (507) 663-0337 and we will schedule a time convenient for you (and the weather) to clean and/or seal your concrete and discuss costs.

What we can offer you:

1. We will schedule a convenient time for you.
2. We will offer to clean / power-wash your concrete for you if you choose not to.
3. We will apply the TK product of your choice.
4. We will tape off / baracade the area to prevent others from wandering onto your freshly sealed concrete.

For your information:

Concrete is still far superior in quality and is far less demanding of your attention in comparison to other options such as asphalt, pavers or gravel. However contrary to popular belief, concrete does require some attention! Whether you decide to take care of your concrete yourself or you have someone such as ourselves take care of it for you, please be aware of how important it is that your concrete does get the proper care and maintenance it needs to stay durable and clean for years to come!

Contact Information:

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**NOTE:** This example has a high luster shine with TK CPC Super Seal on the colored stamp concrete and CPC Cure and Seal on the regular broom finish.

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