

Technical Bulletin

Water Damaged Linings

This bulletin discusses the procedure to follow with Powerscape Linings if they are used in a structure that becomes flooded.

Free water

Firstly check to see that the power is off. Drain all freestanding water from wall and ceiling cavities.

- For walls, cut a hole in each cavity between the studs just above the bottom plate to allow the water to escape.
- Ceilings, can be particularly dangerous due to the weight or volume of water that can be held. Drive a long nail into the end of a broom handle and poke this *carefully* into the edge of ceiling areas. *DON'T start in the center of any ceiling areas that appear to have 'bellied', as these may collapse.* As the water drains out, punch small holes progressively closer to the center of the ceiling.

Repair or Replace?

There are two key aspects to determine whether water damaged interior linings can be repaired, or need to be replaced.

- **Contamination.** If the linings are flood damaged then the water is usually contaminated which means that the linings are not salvageable. If the walls are wet to less than 1200mm above the floor then remove the Powerscape lining to allow for a full width (1200mm) sheet to be horizontally fixed in place.
- **Drying Time.** In all other cases where the linings become saturated they can generally be left in place if they can be fully dried within 7 days. Otherwise the affected regions must be fully removed and replaced. In addition, the affected regions must be inspected for possible mould formation and bacterial degradation occurring during the drying period. Whilst Powerscape Distinction has leading mould resistance, achieving the maximum score of 10 in the ASTM D3273 mould propagation test (fiber cement tested at 6) in post flood situations this still needs to be watched for.

Drying

The two key elements to achieve a full and thorough drying out of any saturated Powerscape linings and associated framing are of course ventilation and warm temperatures. Once the initial draining of free water is complete then the slower task of fully drying the building can commence. Open up ceiling and wall cavities and all doors, cupboards and windows to induce airflow. Use fans to increase airflows where possible. Remove vinyl wall coverings from walls. Do not attempt to start replacing linings or affecting repairs until any underlying timber framing has reached acceptable moisture levels (12-16%). Replace any areas of linings that are damaged as well as any fasteners that may exhibit signs of rust or corrosion.

Repair any damage or holes ensuring that repairs are suitable for retention of specific performance or design requirements. Redecorate.

Relative Performance

Use of Powerscape Distinction (with its core treatment) rather than other wet area linings provides additional protection during water exposure. The relative water absorption of different lining materials is outlined in the Powerscape Distinction Full Story brochure. The lower water absorption rate of Distinction means that there is likely to be less water absorbed into the material and hence that needs to be dried out.

Replacement

If replacement of linings is necessary follow normal safe handling practices. Powerscape linings are free from the health risks associated with formaldehyde, asbestos, and carcinogenic crystalline silica dust.

Contact Powerscape with any specific questions

Freephone 1800 226 215

Publication Number

PRXX TB AU 0504 1 31169

www.powerscape.com