



SRO1274 Concrete Repair and Façade Restoration ARDEX BR 120 FC Non Structural - Fairing / Smoothing

Scope

[ARDEX BR 120 FC](#) is a polymer modified fairing skim coat for the final smoothing of masonry and brick walls. It is the recommended fairing coat to be used in conjunction with ARDEX BR repair mortars. [ARDEX BR 120 FC](#) is specifically designed for the preparation of façade surfaces prior to the application of [ARDEX WPM 330](#) façade anti-carbonation membrane or [ARDEX WPM310](#) facade and roof membrane.

Applications

- Facade preparation/ restoration prior to application of ARDEX facade membranes
- Fairing / skim coat for smoothing over patched areas on masonry and brick walls
- Pre-cast panel repairs
- Spalling concrete repairs
- For aerated concrete panelled walls
- In-situ poured concrete repairs
- Skim coat for swimming pool repairs – prior to waterproofing and tiling
- Can be used for repairs under ARDEX membranes and tile adhesives

Substrates

Suitable substrates include:

- Concrete, brick and masonry
- Patched areas of masonry and brick walls

Substrate Preparation

The substrate must be clean, sound and free from all grease, oil, dust and other surface contaminants such as curing compounds. Substrate surfaces should be open pored (permeable).

Priming

[ARDEX BR 120 FC](#) is self-priming when used as a fairing coat. Very dry and porous surfaces should be lightly dampened with water prior to application of the render.

Mixing

Note: Safety precautions must be taken. i.e., eye protection, gloves and a dust mask must be worn.

Use approximately 4.0L water per 20kg bag of [ARDEX BR 120 FC](#) (200mL water/kg powder). Measure the water into a clean suitably sized pail (20 Litre) and then add approximately half to two-thirds of the powder to the water. This should be done while mixing with a heavy duty electric drill and spiral mixing paddle on slow-medium speed (approx. 400-600 rpm).

Mix to fully wet-out the initial powder addition. The remaining one third of the powder can then be mixed to fully disperse. Continue mixing for approximately 2 to 3 minutes to fully homogenise. Let the mixed skim coat render sit for 1 – 2 minutes, then briefly mix again (20 seconds) prior to placement.



Application

Note: Safety precautions must be taken. i.e., gloves must be worn.

Apply using a trowel to a suitably prepared substrate. The maximum thickness that can be applied in one layer is approximately 3mm.

The product will stiffen on standing, but the workability will be quickly returned after simple hand mixing with a trowel.

The product can be re-shaped, cut or moulded within its pot life (45 – 60min).

Note: It is not acceptable to attempt to extend the workability of the product beyond the standard pot-life by adding extra water.

The time for the product to harden is generally greater than 4 hours with a drying time achieved in approximately 16 hours at 23°C and 50% relative humidity.

Over-coating

It is recommended that the skim coated area be protected by a coating such as [ARDEX WPM310](#) or [ARDEX WPM 330](#).

Clean Up

All tools should be cleaned up with water immediately after use.

Disclaimer:

The recommendation selected is based upon questions answered on the ARDEX Australia website. This recommendation is designed as a general application for your described situation and should not be considered site specific documentation for general distribution. Always consult the latest relevant ARDEX Technical Bulletins and information on the product packaging and/or product data sheets (available on the ARDEX Website). Australian and other relevant standards should be followed during installation. If you have any further questions or would like further clarification please contact the ARDEX Technical Services Hotline on 1800 224 070 (9am to 5pm Monday to Friday).