

ELASTOMERICS Q & A

What is an elastomeric coating and how is it different from an acrylic coating?

TeifsLASTIC uses 100 % acrylic elastomeric binders as the key component that imparts a high degree of flexibility, tensile strength and resistance to cracking. The chemistry of the coatings allow them to stretch and recover their original shape repeatedly, concealing the cracks underneath without wrinkling. They are flexible at high and low temperatures, water-repellent and protect building exteriors by bridging hairline cracks. Elastomeric coatings have a dry film thickness of 14-20 mils when applied in two coats, 4-5 times thicker than paint. The crack bridging capabilities are directly related to the thickness of the coating; therefore, specifying a thick elastomeric coating or finish will help reduce the visibility of cracks in your wall.

What is the difference between an elastomeric finish and an elastomeric coating?

TeifsLASTIC COATING is a smooth non-textured material that is applied at a dry film thickness of 14-20 mils. TeifsLASTIC FINISH is hand troweled and comes in 4 different textures: sandy, light sand, variable and swirl textures. Their appearance is very similar to acrylic EIFS finishes. TeifsLASTIC FINISH will not have the same stretching capabilities as TeifsLASTIC COATING due to the addition of aggregate, and may hide only hairline cracks.

When do you specify an elastomeric?

Elastomerics can be specified when repairing existing cracks in stucco and masonry OR for new construction to help prevent cracks from appearing OR for older EIFS buildings to restore the finish. Elastomerics should only be used on building exteriors and always above grade.

My stucco is cracked, can an elastomeric fix it?

There are different types of cracks in a stucco wall: shrinkage cracks, and structural cracks. Generally, shrinkage cracks are small and can be hidden with an elastomeric coating. Cracks less than 1/16" can be coated with an elastomeric and the coating will stretch and recover to conceal these small cracks whether static or dynamic. Structural or dynamic moving cracks greater than 1/16" wide indicate a structural or substrate movement problem and should be patched before application of a coating. If the movement continues, an elastomeric will probably not fix your problem.

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Will an elastomeric prevent cracks in my stucco?

An elastomeric will not prevent cracking, however it may hide small (less than 1/16") hairline or shrinkage cracks. If the crack is large enough to fit a penny into it, it must be patched with an elastomeric patch and then re-coated. If there is continued movement causing the crack, even then, the patch and elastomeric will not prevent further cracking.

How do you specify an elastomeric?

Primer: A primer over new stucco and masonry is required to obtain a warranty from Teifs. Cementitious surfaces will pull water out of a coating at different rates causing the surface to have a mottled look. A primer can also help prevent efflorescence (a white chalky looking substance) on the surface and increase coverage rates of the finish. TeifsPRIME is tinted to match the specified elastomeric coating and the low price per square foot is well worth the benefits.

TeifsLASTIC: The coating or finish specifications are available from Teifs and should be applied according to Teifs' application instructions at the required minimum dry film thickness.

The most important property of an elastomeric coating is flexibility over a broad range of temperatures, and UV stability. To ensure you are using the best coating, make sure that the base polymers are 100% acrylic rather than styrenated acrylic or vinyl acetate copolymers.

Another important factor is volume solids. Higher volume solids in the coating mean fewer applications and lower labor. High volume solids are needed to achieve an adequate dry film thickness.

Permeability: These coatings breath like acrylic paint allowing water vapor trapped behind the surface to migrate through the surface where it evaporates.

What can they be applied over?

Elastomerics can be applied over masonry, stucco, concrete block, EIFS and brick. Alkali resistant primer is required over cementitious surfaces. Block filler is required over concrete block.

Do I get a warranty?

Teifs offers a 5 year coating warranty. However, Teifs does not warrant that the elastomeric will prevent a stucco wall from cracking nor does it warrant that it will fix all cracks in a stucco wall or stop efflorescence.



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