

## Top Five Concrete Coating Myths



Sometimes things just don't work out with concrete construction. When this happens, it can turn your mind away from using concrete coatings. Most of these concrete mishaps tend to stem from bargain do-it-yourself kits.

We at Garage Perfect have perfected our coating systems. Our systems can transform plain concrete into a beautiful works of art. We aim to modify the way people think about concrete floors one project at a time. Before making any concrete decisions, we would like to shed light on common concrete myths that we've heard over the years:

### All Coatings Are Alike



At first glance the differences between coatings might seem minimal. If you take a closer look you'll find that polyhybrid formulas and standard epoxy coatings might as well be considered different materials. The difference lies in the materials ability to bond to the concrete surface.

Epoxy only covers the concrete it doesn't penetrate the concrete as polyhybrids do. If you need a coating that can withstand weathering Epoxy isn't the coating for you. Polyhybrid coatings when used correctly can seep into the pores of the concrete for a long lasting concrete coating that can stand the test of time.

### **Peeling Is Inescapable**



Unfortunately, lower priced inferior coatings peel like an orange. These products typically start deteriorating after a couple of years of use. We at garage perfect offer a ten-year warranty on all our products.

All our coatings are completely customizable. After a few years, many of our customers add a beautiful stain or polish to their flooring. What it does mean? It means when it comes to home repairs, your concrete flooring is one less thing to worry about. We understand that reliability is important, and it shows in our products.

### **Concrete Isn't Pretty**



Often homeowners elect to use costly building materials on patios or pool decks because they don't think that concrete is attractive. Surprisingly, concrete can [mimic other materials](#) and the results are extremely convincing.

Dreaming of a flagstone patio? Is cost the only factor that's stopping you? Look no further concrete can give you the flagstone look at a fraction of the price. Concrete can also mimic brick, granite or pavers. If you're still not convinced, consider the fact that coated concrete is typically more durable than the materials it replicates.

Concrete is known as the chameleon of construction materials. There are endless possibilities when decorating with this material including a range of colors that can be coordinated to match your décor. You'll be sure to wow your visitors when you tell them they're standing on concrete.

### **Concrete is Impossible to Repair**



Cracking, it is the dreaded word that no one wants to hear when speaking of their concrete flooring. If cracking occurs in your concrete floors what would you do? Give up? No, that's not the answer. If this is your situation, simply add a Garage Perfect coating to your damaged concrete. Our coating systems not only hides cracks, it helps to prevent new ones from forming.

Before the Garage Perfect Team applies a top-of-the-line coating system, we locate the imperfections and work to repair the damage. Once the damaged areas have been treated we start applying a base coating. Our team works hard to ensure that all the imperfections in your concrete are repaired to give you a "like new" look.

#### **Vulnerable to Environmental Damage**



Environmental damage is inevitable. This type of damage is caused by storms, harsh temperatures, UV rays and chemical exposure. Harsh Canadian weather conditions and defenseless concrete paired together is a recipe for disaster. Through our vast knowledge and years of experience, we at Garage Perfect have developed concrete coatings that resist weathering. In other words, if mother nature throws you a curve ball our coating systems will hit it out of the park.

A Garage Perfect coating system ensures that your flooring needs are covered for decades to come. Concrete is a versatile material that is like no other. It varies from both useful to beautiful. This material works best when it has a coating system that can withstand the elements. Beware of the abundance of information available on concrete. We urge you to research your materials before making a concrete

purchase. If you ever have any questions, don't hesitate to [explore our concrete services](#) or contact us. We want to help you make your concrete incredible.

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### The Problem with DIY Garage Floor Kits



Handy people across the country ask themselves one question..... How hard can it be? Many of you come across DIY epoxy floor coatings at home improvement stores and online retailers and think, hey I can do that! These manufacturers often advertise the results of these kits as a professional coating. This is not always the case, while you *could Do It Yourself*, the question is whether you *should*.

We here at Garage Perfect understand why you would want to undertake a DIY project on your own. I mean, home improvement is our forte, backed by decades of experience. For this reason, we urge you DIY handy people out there to take several things into consideration when undertaking a concrete coating job;

#### Time Constraints



If you have small children or you are just plain busy the last thing you want to plague your life is a DIY project. There are several time related factors that go into garage flooring kits including:

- Time for research
- Tool shopping
- Cleanup time
- Unforeseen trips to the hardware store
- Time-sensitive flooring materials which can not be ignored
- The floor's curing time (which can take over a week with certain kits)

We at Garage Perfect can complete a project in as little as 24 hours. This way you are not put out of your space for an extended period.

### **Accruing Costs**

Cost related factors usually drive DIY projects. If this project is done wrong, you should consider the cost of replacing damaged or inadequate coatings. Coatings do not last forever but if you are forced to recoat a surface after only a few years is it worth the trouble?

Garage Perfect products are designed to shield the weather, cracking and chemicals. This ensures that you aren't paying more money to recoat your flooring after only a few years. Our flooring is also backed by a ten-year warranty. This will leave you with extra money to spend for years to come!

### **Requirements**

There are a few requirements for renovation that you may be unaware of. Local building codes and environmental requirements need to be met if you decide to sell your home. There is an abundance of DIY kits that don't advise on the proper disposal of coating by-products. The improper disposal of these products can lead to fines etc.

### **Re-sale Value**



The re-sale value of your home isn't usually a concern until home owners are ready to sell. Before you coat your flooring think about whether you are adding value to your home. More often, the resulting flooring ends up deteriorating over just a few years.

Although they may not know it, buyers almost always prefer professional renovations to DIY experiments. The horrifying factor about buying a coating kit is that you are unaware of the results. The cheaper the kit the more inferior the product. Inferior products don't adhere well to the concrete and result in peeling within a year or two. With a Garage Perfect coating system, your floor is guaranteed to add value to your home.

Before taking on a major DIY task on your own consider the facts. We urge you to compare [our services](#) and your preferred DIY kit before taking on your flooring. What matters is the result and you can determine what you are getting with a Garage Perfect coating system.

### **What Material Creates the Best Garage Floor Coating?**





This is a loaded question and the answer is complicated, it depends on the condition of your flooring and what your preference is for the finished product. There are a few more questions you need to ask yourself before choosing a material:

- Does your floor need a little TLC or does it require a lot of repair?
- Was your concrete surface prepared with a diamond grinder tool or shot-blaster?
- Did you want a decorative chip finish, metallic epoxy or a solid color finish?

Don't listen to the chemical companies who advertise their products as the "Best" do some research first.

### **Garage Perfect's Coating Recommendation**

Typically, we at Garage Perfect coat garage will first coat the flooring with an epoxy base. Then we place a coat of decorative chips. Finally, we would top the flooring off with a coat of polyaspartic. This combination, we believe, makes the best garage floor coating system for the following reasons:

- We have learned through experience that epoxies bond well with concrete better than other substances. Our epoxies take time to soak into the pores and scratches of the concrete for bonding purposes.
- Although metallic epoxy pigments create a visually appealing floor, they (like solid colors) make dirt, smudges, scratches, water spots, spill residue and waviness appear more visibly in the concrete surface. We use a larger decorative chip blend or hybrid blend because they can hide the malformations in the concrete.



- Polyaspartic coatings are typically difficult to install. If done correctly the flooring is aesthetically pleasing, scratch resistant, chemical resistant and durable. These factors make them ideal for a garage atmosphere. This type of flooring has a very high sheen but the high shine is reduced overtime.
- This coating system is thick which allows the future application of topcoats. This allows the old clear coat to be smoothed for the bonding of a new coat.
- If your flooring gets damaged easily this is the coating system for you. Although you can repair the concrete the damage may still be slightly visible. With other coating systems, the damage will be greatly visible and may need an entire new coat.

### **DIY Epoxy Paint Kits**

If you have your heart set on a DIY project listen up because DIY kits don't give you all the information you need to install a successful flooring system. Here are some of the claims of DIY kits that we are refuting:

1. "You don't need to do any special preparation to the concrete, just apply the epoxy paint." This may seem reasonable to some of you but for the Experts at Garage Perfect we call shenanigans. All professional coating companies always prepare concrete before starting a project. The preparation of the flooring helps the coating bond to the concrete.
2. "Guaranteed not to peel up under hot tires." This is a statement that can't be backed up since there is no control of the surface preparation, material temperature, floor temperature, product mixing or product application. There is absolutely no way for the manufacturer to guarantee that there will be no peeling.

Are there any good garage flooring DIY kits out there? Yes, but you must properly prepare the surface and follow the mixing and application instructions accordingly.



If you are taking the DIY route we recommend that you look for a decorative chip floor. If one of our experts decided to choose their own DIY flooring kits for their man cave that's the route they would go for sure!

### **Garage Floor Coatings in Senior Communities**

Concrete flooring is growing popular in the senior citizen communities across the country. What is attracting these wise people to concrete? These care free souls are delighted to enjoy customizable designs, low maintenance and cost effectiveness.



There are several communities that we have visited across Ontario to install garage flooring such as:

- The Courtyards at Waverly Woods in Marriottsville
- Bulle Rock in Havre de Grace
- Barrington Place in Bel Air

### ***Why are WE so Popular Amongst the Wise?***

After we install a beautiful flooring our customers tend to tell their neighbors about our services. The 55 + communities are closely knit and word travels about our cost and services. We are grateful for those of you who like us on Facebook and our website tribunals but nothing is more effective than word of



mouth. It also doesn't hurt to see a finished garage floor.



Moving into a finished low maintenance home is like a breath of fresh air. Imagine having a low maintenance flooring system that you don't have to worry about for years to come. This is the feeling that our customers experience after we install our flooring. Visit us online or call to get a Free Quote!

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### What's Cracking? Dealing with Cracks in Epoxy Coatings



Epoxy floor coatings are most commonly used in garages and basements. This blog is focused on those two areas of epoxy coating although, some of the information in this blog can also be applicable to commercial epoxy flooring.

#### What the crack?! How did that get there?

Overtime most concrete flooring develop cracks. This is due to the character of concrete. Cracks can range from small and unnoticeable to hidden within the control joints. There are two main types of cracks, shrinkage and settlement.

- **Shrinkage cracks:** These cracks are the most common. They develop as the concrete cures. During the curing process the volume of the concrete decreases because of the evaporation of water content. This forces the weaker parts of the concrete to develop cracks.



There is more than one category of shrinkage cracks which include:

- o **Drying shrinkage**- Appears as a jagged crack that occurs in a 3-point pattern
- o **Map-cracking (or plastic shrinkage)**- Resembles a spider-web pattern on the surface of the concrete



- o **Plastic settlement cracking**- Causes discreet, parallel cracks on the surface of freshly poured concrete. These cracks usually occur around the location of the reinforcement of the slab (from rebar, wire mesh, I-beams or footers).



- **Settlement cracks:** These cracks are the result of a structural failure typically caused by elevation changes. This results in one side of the crack to be lower than the other.

Shrinkage cracks are the lesser of the two evils. Shrinkage cracks are to be expected to some degree depending on the makeup and placement of the slabs. Settlement cracks are more serious and need to be examined to determine if the cracking will continue.

### **Does Epoxy Coatings Fill Cracks?**

The short answer to this question is no, epoxy coatings can't fill cracks. If the cracks are created from curing or the settling of the floor, our experts normally cut the cracks to remove the loose materials

(crack chase). The act of crack-chasing creates a clean bondable surface inside the cracks. Once the cracks are cut they are then vacuumed out and then filled with the suitable materials.

If you are dealing with settlement cracks due to the movement of sections of the concrete, this is a bigger issue. When dealing with this issue we would have a Garage Perfect expert work with our customer to determine the best possible remedy for the problem.

The materials used to repair cracks vary depending on the width and depth of the cracks, floor temperature, surface condition and porosity of the concrete. Garage Perfect frequently uses these types of crack fillers:

- A two-part epoxy
- Fast setting polyureas
- Slow setting thixotropic (thickened) epoxies
- Hybrid polymers that fill wider or deeper cracks

#### **Will my choice of coating affect the visibility of cracks?**

The answer to this question is yes. The visibility of the original crack or formation of new cracks depends upon slab vibration, slab expansion and contraction and hydrostatic vapor pressure. Depending on the size of the crack it may be better left alone.

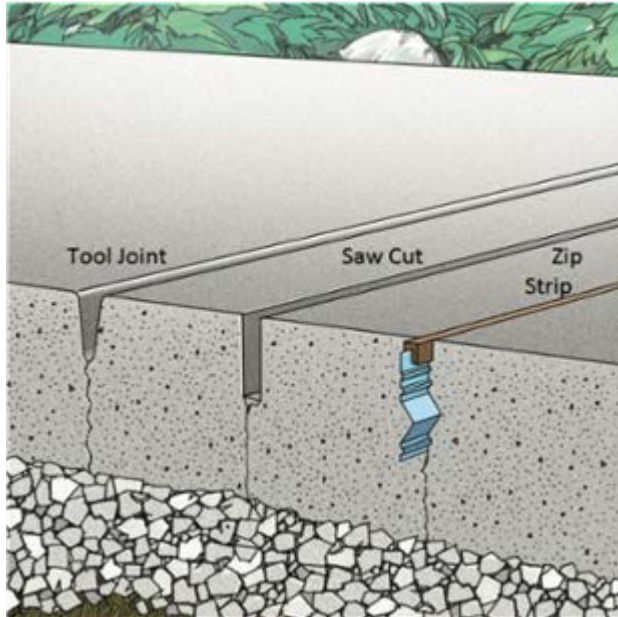


#### **What can you do if I use silicone caulking on my flooring?**

Typically, if you use silicone caulking to fill cracks in your flooring our Garage Perfect expert installers can remove it from cracks during the surface preparation process. We then refill the cracks with the appropriate polymer repair materials.

#### **Why do the cracks in my garage/basement flooring have white strip in them?**

These cracks are common, they are a type of control joint. The white strip is made of plastic and is referred to as a Zip Strip (point of weakness or *POW* strip). This strip is put there intentionally to control the cracking. The plastic strip is installed while the concrete is poured and is usually hidden during the curing process. After a few days, the cracks appear above the zip strip. Below the strip the cracking continues below the slab.



### **Why does My Concrete Slab Have a Joint?**

Freshly poured concrete tends to crack during the curing process as the slab shrinks. Control joints are placed into the slab to strengthen the weak spots and control where the cracks will appear.

### **Why does My Concrete Slab Have Straight Cuts?**

When a concrete slab has straight cuts, it contains a control joint called a saw cut. After the concrete flooring is poured a circular saw with a special blade is used to cut lines at approximately 1/3 of the slab's depth. The slab cracks at the bottom of the cuts during the curing process.

### **What Can I Do to Help with Expansion and Contraction of My Slab?**

Adding an expansion joint to your concrete floor fully separates the concrete pours with a felt or fibrous board. These joints are commonly used in sidewalks. Typically, expansion joints are used the outer perimeter.

### **Does my garage floor have a different joint than sidewalks?**

Sidewalks typically have several tool joints (decorative control joint) placed in a row, alongside an expansion joint. Tool joints can be used in garage and basement floors but it's not a common practice.

### **How do you fill the joints?**

Garage Perfect uses a different filling approach to each of the joints. Typically, we use the following methods accordingly:

- Zip Strips – are filled with a thixotropic epoxy paste.
- Saw Cuts – Can be left open or can be filled with an epoxy joint filler. For projects with a shorter timeline the cuts may be filled with an injectable polyuria. Depending on the desired look when the saw cuts are left open it may be deemed as decorative (as in the picture).



- Tool Joints – Are filled with an epoxy paste. The joints later appear as decorative lines in the floor finish.

After the initial cracking, it is unlikely that a garage or basement floor will crack again. Cracking usually occurs in the joints of the concrete slab. This is a rare occurrence and if it was to happen our dedicated staff here at Garage Perfect will devise a solution for the joint repair that is suitable for your needs.

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