**Tremco, Inc. Commercial Sealants and Waterproofing**

**Section 07 27 26.03 FLUID-APPLIED MEMBRANE AIR BARRIERS,   
VAPOR-PERMEABLE**

Specifier: This guide specification section specifies **Tremco ExoAir**® **230** fluid-applied, vapor-permeable membrane-type air barrier. Membrane-type air barriers are a minimum of 25 - 35 mils thick depending on substrate and provide significant elastomeric qualities that protect against failure resulting from long-term wall assembly differential movement.

ExoAir 230 is a fluid-applied, synthetic, vapor-permeable air barrier designed for use in commercial construction application. It is formulated to include UV resistance, providing the flexibility to install rainscreen systems with open joints or to allow the membrane to be exposed during the construction process. It also withstands temperatures up to 240°F (115°C) and ASTM E 84 testing for flame spread and smoke development shows it contributes to life safety issues.

To provide further assurance of protection, Tremco has gone beyond traditional manufacturer testing and performed adhesion and compatibility testing on related components that connect to ExoAir 230, including a complete line of air barrier systems provided by Tremco under the ExoAir brand, the us of Proglaze® ETA (Engineered Transition Assembly) is highly recommended to provide a proven, long-lasting tie-in between the window and air barrier system that is far superior to the standard caulk method.

ExoAir 230 is available in a single grade which can be either roller- or spray-applied to common substrates. When used with other ExoAir components including ExoAir 110 and ExoAir 110AT Self-Adhered Air & Vapor Membranes, ExoAir TWF (Thru-Wall Flashing) Membrane, ExoAir Primer, Dymonic 100, Spectrem® 1, Tremflex® 834, or Proglaze ETA Connections as a comprehensive system, continuity and long-term performance is assured.

ExoAir 230 is approved as a component in wall assemblies tested for compliance with NFPA 285; contact Tremco for test details.

Basic Uses

Designed to be applied to exterior cavity walls to prevent the unrestricted air infiltration and exfiltration through the building envelope. Serves as a weather-resistive barrier, keeping liquid water out while allowing water vapor to pass through to avoid trapping moisture within the wall.

Typically applied to exterior sheathing boards, concrete block, poured concrete or wood substrates as a vapor-permeable system material.

May also be used as a liquid-applied window flashing when used with a reinforcing mesh, enabling the contractor to address both the membrane and window flashing with a single material.

Other Tremco Air Barrier Products:

• For Tremco ExoAir 110 modified bituminous sheet air barriers, vapor-retarding , use Tremco Section 07 27 13.

• For Tremco ExoAir 110AT self-adhered butyl sheet air barriers, vapor-retarding, use Tremco Section 07 27 15

• For Tremco ExoAir 120 fluid-applied membrane air barriers, vapor-retarding r, use Tremco Section 07 27 26.01.

• For Tremco ExoAir 220 fluid-applied membrane air barriers, vapor-permeable , use Tremco Section 07 27 26.02.

• For Tremco/USG Securock ExoAir 430 factory fluid-applied air barriers, use Tremco USG Section 07 27 26.

• For Tremco/USG Securock ExoAir 430 board product air barriers, use Tremco USG Section 07 27 23.

This section is easily edited using several common commercial specification software tools.

We recommend you consult with your Tremco construction technical representative, who can be contacted through: Tremco, Inc., Commercial Sealants and Waterproofing Division, Beachwood OH; (866) 321-6357); email: [techresources@tremcoinc.com](mailto:techresources@tremcoinc.com);  [www.tremcosealants.com](http://www.tremcosealants.com).

Tremco joint sealant products appear in the following CSI MasterFormat specifications sections:

• Section 07 01 91 Joint Sealant Rehabilitation and Replacement  
• Section 07 27 13 Modified Bituminous Sheet Air Barriers, Vapor-Retarding (ExoAir 110)

• Section 07 27 15 Self-Adhered Butyl Sheet Air Barrier, Vapor-Retarding (ExoAir 110AT)  
• Section 07 27 23 Tremco USG Board Product Air Barriers(Securock ExoAir 430)

• Section 07 27 26 Tremco USG Factory Fluid-Applied Air Barriers, (Securock ExoAir 430) • Section 07 27 26.01 Fluid-Applied Membrane Air Barriers, Vapor-Retarding (ExoAir 120)  
• Section 07 27 26.02 Fluid-Applied Membrane Air Barriers, Vapor Permeable (ExoAir 220)  
• Section 07 27 26.03 Fluid-Applied Membrane Air Barriers, Vapor Permeable (ExoAir 230)  
• Section 07 14 13 Hot Fluid-Applied Waterproofing  
• Section 07 14 16.01 Cold Fluid-Applied Waterproofing, Vertical Applications  
• Section 07 14 16.02 Cold Fluid-Applied Waterproofing, Plaza Deck Applications  
• Section 07 14 16.03 Cold Fluid-Applied Waterproofing, Vegetative Roof Applications  
• Section 07 17 00 Bentonite Waterproofing  
• Section 07 18 00 Traffic Coatings  
• Section 07 84 13 Penetration Firestopping  
• Section 07 84 46 Fire-Resistive Joint Systems  
• Section 07 92 00 Joint Sealants  
• Section 08 85 00 Glazing Sealants  
• Section 32 13 73 Concrete Paving Joint Sealants

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SECTION 07 27 26.02 – FLUID-APPLIED MEMBRANE AIR BARRIERS, VAPOR PERMEABLE

1. GENERAL
   * + 1. SUMMARY
          1. Section includes fluid-applied, vapor-permeable membrane air barriers.
       2. RELATED REQUIREMENTS

Specifier: If retaining this optional Related Requirements Article, edit to include only those sections included in project manual.

Division 01 Section "Sustainable Design Requirements" for additional requirements, including [LEED] documentation requirements.

Section 04 20 00 "Unit Masonry" for [air barrier substrates and] compatibility with flashing components.

Section 04 21 13 "Brick Masonry" for compatibility with flashing components.

Section 06 16 00 "Sheathing" for air barrier substrates[ and joint treatments].

Division 07 roofing Sections for roof assembly air barriers and interface coordination.

Division 08 exterior openings sections for framing for [aluminum-framed entrances and storefronts] [aluminum windows] [glazed aluminum curtain walls] [louvers and vents] receiving air barrier transition assembly specified in this Section.

* + - 1. REFERENCES

Specifier: If retaining this optional References Article, edit to include only those references cited in the edited section.

* + - * 1. References, General: Versions of the [following] [cited] standards current as of the date of issue of the project apply to the Work of this Section.
        2. ASTM International (ASTM): [www.astm.org](http://www.astm.org):

ASTM A 240/A 240M - Standard Specification for Chromium and Chromium-Nickel Stainless Steel Plate, Sheet, and Strip for Pressure Vessels and for General Applications

ASTM C 920 - Standard Specification for Elastomeric Joint Sealants

ASTM C 1193 - Guide for Use of Joint Sealants

ASTM D 412 - Standard Test Methods for Vulcanized Rubber and Thermoplastic Elastomers - Tension

ASTM E 84 - Standard Test Method for Surface Burning Characteristics of Building Materials

ASTM E 96/E 96M - Standard Test Methods for Water Vapor Transmission of Materials

ASTM E 162 - Standard Test Method for Surface Flammability of Materials Using a Radiant Heat Energy Source

ASTM E 783 - Standard Test Method for Field Measurement of Air Leakage through Installed Exterior Windows and Doors

ASTM E 1186 - Practices for Air Leakage Site Detection in Building Envelopes and Air Barrier Systems

ASTM E 2178 - Standard Test Method for Air Permeance of Building Materials

ASTM E 2357 - Standard Test Method for Determining Air Leakage of Air Barrier Assemblies

* + - * 1. California Department of Public Health: [www.cdph.ca.gov](http://www.cdph.ca.gov)

Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers.

* + - * 1. UL Environment Greenguard Certification: [www.greenguard.org](http://www.greenguard.org)

Greenguard Certification Product Guide

* + - * 1. National Fire Protection Association (NFPA): [www.nfpa.org](http://www.nfpa.org):

NFPA 285 - Standard Fire Test Method For Evaluation Of Fire Propagation Characteristics Of Exterior Non-Load-Bearing Wall Assemblies Containing Combustible Components

* + - * 1. U. S. Environmental Protection Agency (EPA): [www.epa.gov](http://www.epa.gov):

40 CFR 59, Subpart D - National Volatile Organic Compound Emission Standards for Architectural Coatings

* + - * 1. US Green Building Council (USGBC): [www.usgbc.org](http://www.usgbc.org):

Leadership in Energy and Environmental Design (LEED) Green Building Rating System

* + - 1. ADMINISTRATIVE REQUIREMENTS
         1. Coordination: Coordinate installation of joint sealants with cleaning of joint sealant substrates and other operations that may impact installation or finished joint sealant work.
         2. Preinstallation Conference: Conduct conference at Project Site.

Review requirements for air barrier products and installation, project and manufacturer's details, mockups, testing and inspection requirements, and coordination and sequencing of air barrier work with work of other Sections.

Specifier: Tremco provides detailed video instructional materials for utilizing at preconstruction conferences and at commencement of work to ensure proper application of air barrier system components at wall openings.

Review manufacturer's instructions for air barrier application meeting Project requirements for substrates specified, including three-dimensional video model demonstrating proper application of components at wall openings.

* + - 1. ACTION SUBMITTALS
         1. Product Data: For each type of air barrier product specified, including:

Technical data indicating compliance with requirements.

Substrate preparation instructions and recommendations.

* + - * 1. LEED Submittals:

Specifier: Retain subparagraph below for LEED-NC Credit EQ 4.1 Low-Emitting Materials, applying to materials located inside the building primary weather barrier.

LEED NC Credit IEQ 4.1: Product data for air barrier components applied inside the weather envelope. Including statement of VOC content.

Specifier: Retain subparagraph below for LEED for Schools Credit EQ 4.1, applying to materials located inside the building primary weather barrier.

LEED for Schools Credit EQ 4: Laboratory test reports for sealants and sealant primers applied inside the weather envelope, documents indicating compliance with California Department of Health Services testing and product requirements "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers."

* + - * 1. Shop Drawings: Show locations for air barrier. Show details for each type of substrate, joints, and edge conditions, including flashings, counterflashings, penetrations, transitions, and terminations.

Show location of transition and accessory materials providing connectivity through out the assemblies.

* + - 1. INFORMATIONAL SUBMITTALS
         1. Qualification Data: For Installer, manufacturer[, and Air Barrier Inspector].

Certification of manufacturer's approval of Installer.

* + - * 1. Manufacturer's Product Compatibility Certificate: Certify compatibility of air barrier products with adjacent materials.
        2. Low-Emitting Product Certificate: For air barrier products specified to meet volatile organic emissions standards, submit Greenguard Children and Schools Certification or comparable certification acceptable to Architect.

Specifier: Retain "Fire Propagations Characteristics Certificate" Paragraph if air barrier is part of a wall assembly required to comply with NFPA 285.

* + - * 1. Fire Propagation Characteristics Certificate: From a qualified testing agency, documentation that air barrier system as a component of a wall assembly has been tested and passed NFPA 285. Include system classification number of testing agency on shop drawings.
        2. Product Test Reports: Test data for air barrier products and air barrier assembly, by qualified testing agency, indicating proposed membrane air barrier meets performance requirements, when requested by Architect.
        3. Warranty: Sample of unexecuted manufacturer and installer special warranties.
        4. Field quality control reports.
      1. QUALITY ASSURANCE
         1. Installer Qualifications: A firm with minimum [three] years experience in installation of specified products in successful use on similar projects, employing workers trained by manufacturer, including a full-time on-site supervisor with a minimum of [three] years experience installing similar work, able to communicate verbally with Contractor[, Architect,] and employees.
         2. Manufacturer Qualifications: A qualified manufacturer[ listed in this Section] with minimum five years experience in manufacture of air barrier membrane as one of its principal products.

Manufacturer's product submitted has been in satisfactory operation on five similar installations for at least five years.

Specifier: Retain subparagraph below if ABAA certification is Project requirement.

Manufacturer is accredited by the Air Barrier Association of America.

Specifier: Retain "Approval of Manufacturers and Comparable Products" Paragraph below to provide control over qualifying of substituted manufacturers.

Approval of Manufacturers and Comparable Products: Submit the following in accordance with project substitution requirements, within time allowed for substitution review:

Completed and signed Substitution Request form.

Product data, including certified independent test data indicating compliance with requirements.

Sample shop drawings from similar project.

Project references: Minimum of five installations of similar system not less than five years old, with Owner and Architect contact information.

Certificate of ABAA accreditation if required for Project.

Sample warranty.

Specifier: Retain "Air Barrier Inspector Qualifications" Paragraph if Contractor is required to provide inspections under Part 3 Field Quality Control article.

* + - * 1. Air Barrier Inspector Qualifications: A technical representative of manufacturer not engaged in the sale of products and experienced in the installation and maintenance of the specified air barrier system, qualified to perform observation and inspection specified in Field Quality Control Article, to determine Installer’s compliance with the requirements of this Project, and approved by the manufacturer to issue warranty certification. The Inspector shall be one of the following:

An authorized full-time technical employee of the manufacturer.

A independent party certified as an air barrier inspector by the ABAA or other certifying organization acceptable to Architect, retained by the Contractor.

* + - * 1. Mockups: Provide air barrier mockup application within mockups required in other sections, or if not specified, in an area of not less than 150 sq. ft. (14 sq. m) of wall surface where directed by Architect for each type of backup wall construction. Include examples of surface preparation, crack and joint treatment, air barrier application, and flashing, transition, and termination conditions, to set quality standards for execution.

Include intersection of wall air barrier with roof air barrier and with foundation wall intersection.

* + - 1. DELIVERY, STORAGE AND HANDLING
         1. Accept materials on site in manufacturer's unopened original packaging.
         2. Store products in weather protected environment, clear of ground and moisture, within temperature ranges recommended by air barrier manufacturer.

Specifier: Retain first option in "Construction Waste" Paragraph below for LEED projects; retain second option for other projects.

* + - * 1. Construction Waste: Store and dispose of packaging materials and construction waste in accordance with requirements of Division 01 Section ["Construction Waste Management"] ["Temporary Facilities and Controls."]
      1. ENVIRONMENTAL REQUIREMENTS
         1. Environmental Limitations: Apply air barrier within the range of ambient and substrate temperatures recommended by air-barrier manufacturer.

Protect substrates from environmental conditions that affect air-barrier performance.

Do not apply air barrier to a damp or wet substrate or during snow, rain, fog, or mist.

* + - 1. SCHEDULING
         1. Coordinate installation of membrane air barrier with completion of roofing and other work requiring interface with air barrier.
         2. Schedule work so air barrier applications may be inspected prior to concealment.
         3. Ensure air barrier materials are cured before covering with other materials.
      2. WARRANTY

Specifier: Consult Tremco representative for available special project warranty terms and conditions.

* + - * 1. Special Manufacturer's Warranty: Manufacturer's standard form in which air barrier manufacturer agrees to furnish and install air barrier material to repair or replace those materials installed according to manufacturer's written instructions that exhibit material defects or otherwise fail to perform as specified under normal use within warranty period specified.

Access for Repair: Owner shall provide unimpeded access to the Project and the air barrier system for purposes of testing, leak investigation, and repair, and shall reinstall removed cladding materials upon completion of repair.

Cost Limitation: Manufacturer's obligation for repair or replacement shall be limited to the original installed cost of the work.

Warranty Period: [] years date of Substantial Completion.

* + - * 1. Special warranties specified in this article exclude deterioration or failure of air barrier materials from the following:

Movement of the structure caused by structural settlement or stresses on the air barrier exceeding manufacturer's written specifications for elongation.

Mechanical damage caused by outside agents.

1. PRODUCTS
   * + 1. MANUFACTURERS

Specifier: Retain option for substitutions below and edit if required for project.

* + - * 1. Basis-of-Design Products: Provide air barrier products manufactured by **Tremco, Inc., Commercial Sealants and Waterproofing Division, An RPM Company**, Beachwood OH; (866) 321-6357; email: [techresources@tremcoinc.com](mailto:techresources@tremcoinc.com); [www.tremcosealants.com](http://www.tremcosealants.com), [or comparable products of other manufacturer approved by Architect in accordance with Instructions to Bidders and Division 01 General Requirements].
      1. MATERIALS, GENERAL
         1. Source Limitations: Obtain air-barrier materials from single source from single manufacturer.

Specifier: Paragraph and related subparagraphs below may apply to LEED-NC, LEED-CI, and LEED-CS Credit IEQ 4.1. Verify additional limitations on VOCs of authorities having jurisdiction.

* + - * 1. VOC Content: 250 g/L maximum per 40 CFR 59, Subpart D (EPA Method 24) and complying with requirements of authorities having jurisdiction.

Specifier: Paragraph and related subparagraphs below may apply to LEED for Schools Credit IEQ 4.

* + - * 1. Low-Emitting Products: Provide sealants and sealant primers complying with the testing and product requirements of the California Department of Health Services' "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers."
        2. Compatibility: Provide membrane air barrier materials that are compatible with one another and with adjacent materials under conditions of service and application required, as demonstrated by membrane air barrier manufacturer based on testing and field experience.
      1. PERFORMANCE REQUIREMENTS
         1. General: Membrane air barrier shall be capable of performing as a continuous vapor- permeable air barrier and as a moisture drainage plane transitioned to adjacent flashings and discharging water to the building exterior. Membrane air barriers shall accommodate substrate movement and seal expansion and control joints, construction material transitions, opening transitions, penetrations, and perimeter conditions without moisture deterioration and air leakage exceeding performance requirements.
         2. Air-Barrier Assembly Air Leakage: Maximum 0.04 cfm/sq. ft. of surface area at 1.57 lbf/sq. ft. (0.2 L/s x sq. m of surface area at 75 Pa), when tested according to ASTM E 2357.

Specifier: Retain "Fire Propagation Characteristics" Paragraph if air barrier is part of a wall assembly required to comply with NFPA 285.

* + - * 1. Fire Propagation Characteristics: Provide air barrier system qualified as a component of a comparable wall assembly that has been tested and passed NFPA 285.
      1. MEMBRANE AIR BARRIER
         1. Fluid-Applied, Vapor-Permeable Membrane Air Barrier: Elastomeric, UV-resistant, synthetic membrane, formulated for application in a range of 48 - 70 mils (wet), 25 - 35 mils (dry)

Basis of Design Product: **Tremco, Inc., ExoAir 230**.

Air Permeance, ASTM E 2178: 0.004 cfm/sq. ft of surface area at 1.57-lbf/sq. ft. (0.02 L/s x sq. m of surface area at 75-Pa) pressure difference, maximum.

Vapor Permeance, ASTM E 96/E96M: Minimum 12 perms (690 ng/Pa x s x sq. m).

Elongation, Ultimate, ASTM D 412, Die C: 600 percent, minimum.

Combustion Characteristics: Class A, flame spread, not greater than 25; smoke developed, not greater than 450, per ASTM E 84.

UV Resistance, QUV-B: Over 160 cycles of UV and water spray with no observable deterioration.

VOC Content: Less than 50 g/L.

* + - 1. ACCESSORY MATERIALS
         1. General: Accessory materials as described in manufacturer's written installation instructions, recommended to produce complete air barrier assembly meeting performance requirements, and compatible with air barrier membrane material and adjacent materials.
         2. Primer: Liquid primer meeting VOC limitations, recommended for substrate by membrane air barrier manufacturer, when installing modified bituminous self-adhered membranes.

Basis of Design Product: **Tremco, Inc., ExoAir Primer**

* + - * 1. Transitions:

Counterflashing Strip: Modified bituminous, 40 mils (1.0 mm) thick self-adhering composite sheet consisting of 32 mils (0.8 mm) of SBS rubberized asphalt laminated to an 8 mils (0.2 mm) high-density, cross-laminated polyethylene film, for counterflashing of metal flashings and for substrate transitions and for termination of air barrier to bituminous roof membranes and to air barrier terminations at openings.

Basis of Design Product: Tremco, Inc., ExoAir TWF Thru-Wall Flashing.

High Temperature Flashing Strip and Underlayment: Butyl, 24 mil thick self-adhering composite sheet consisting of 20 mils of butyl laminated to 4 mil polyethylene film; thermally stable under intermittent, non-continuous exposure up to 240 deg F (115 deg C).

Basis of Design Product: **Tremco, Inc., ExoAir 110AT**.

Flashing Strip: Butyl, 22 mil thick self-adhering composite sheet consisting of 16 mils of butyl laminated to 6 mil polypropylene film; thermally stable under intermittent, non-continuous exposure up to 240 deg F (115 deg C)

Specifier: Tremco recommends including opening transition assembly described below either in this Section or in applicable Division 08 openings sections.

Opening Transition Assembly: Cured low-modulus silicone extrusion, with reinforcing ribs, sized to fit opening widths, [with aluminum race for insertion into aluminum framing extrusions,] with the following characteristics:

Basis of Design Product: Tremco, Inc., Proglaze ETA Engineered Transition Assembly. Tear Strength: 110 lb/in (19.3 kN/m)

Preformed Silicone-Sealant Extrusion: Manufacturer's standard system consisting of cured low-modulus silicone extrusion, sized to fit opening widths, with manufacturer's recommended silicone sealant for bonding extrusions to substrates.

Basis of Design Product: Tremco, Inc.; Spectrem SimpleSeal.

* + - * 1. Reinforcing Fabric: High strength mesh fabric consisting of open-weave glass fiber saturated with synthetic resins formulated for high moisture resistance, for reinforcing of liquid applications; not less than 2.5 oz/sq. yd (85 g/sq. m).

Basis of Design Product: **Tremco, Inc., Tremco 2011.**

* + - * 1. Liquid Joint Sealants:

ASTM C 920, single-component polyurethane, approved by air barrier manufacturer for adhesion and compatibility with membrane air barrier and accessories.

Basis of Design Product: **Tremco, Inc., Dymonic 100**.

ASTM C 920, single-component, neutral-curing silicone, approved by air barrier manufacturer for adhesion and compatibility with membrane air barrier and accessories post installation of the membrane.

Basis of Design Product: **Tremco, Inc., Spectrem 1**.

* + - * 1. Sprayed Polyurethane Foam Sealant: Sprayed Polyurethane Foam Sealant: Foamed-in-place, 1.5- to 2.0-lb/cu. ft. (24- to 32-kg/cu. m) density, with flame-spread index of 25 or less per ASTM E 162, for filling of gaps at openings and penetrations.

Basis of Design; Tremco Inc., Flexible Low Expanding Foam (LEF)

1. EXECUTION
   * + 1. EXAMINATION
          1. Surface Condition: Before applying air barrier materials, examine substrate and conditions to ensure substrates are fully cured, smooth, clean, dry, and free from high spots, depressions, loose and foreign particles and other deterrents to adhesion, and conditions comply with manufacturer's written recommendations.

Verify concrete and masonry surfaces are visibly dry, have cured for time period recommended by membrane air barrier manufacturer, and are free from release agents, curing agents, and other contaminates.

Test for capillary moisture by method recommended in writing by air barrier manufacturer..

Verify masonry joints are filled with mortar and struck flush.

* + - * 1. Proceed with installation only after unsatisfactory conditions have been corrected.
      1. INTERFACE WITH OTHER WORK
         1. Commencement of Work: Commence work once air barrier substrates are adequately protected from weather and will remain protected during remainder of construction.
         2. Sequencing of Work: Coordinate sequencing of air barrier work with work of other sections that form portions of building envelope air barrier to ensure that flashings and transition materials can be properly installed and inspected. Roofing systems shall be capped and sealed, or top of walls protected, in such a way as to eliminate the ability of water to saturate the wall or interior space, both before and after, air barrier system installation. Coordinate installation of EXOAIR® 230 with the roofing trade to ensure compatibility and continuity with the roofing system.
         3. Subsequent Work: Coordinate air barrier work with work of other sections installed subsequent to air barrier to ensure complete inspection of installed air barrier and sealing of air barrier penetrations necessitated by subsequent work.
      2. PREPARATION
         1. Clean, prepare, and treat substrate in accordance with air barrier manufacturer's written instructions.

Mask adjacent finished surfaces.

Remove contaminants and film-forming coatings from substrates.

Remove projections and excess materials and fill voids with substrate patching material.

Prepare and treat joints and cracks in substrate per ASTM C 1193 and membrane air barrier manufacturer's written instructions.

* + - 1. APPLICATION OF ACCESSORY MATERIALS
         1. General: Install strips, transition strips, and accessory materials according to air-barrier manufacturer's written instructions. Install transition materials and other accessories to form connect and seal membrane air barrier material to adjacent components of building air barrier system, including, but not limited to, roofing system air barrier, exterior fenestration systems, door framing, and other openings.
         2. Primer: Apply primer to substrates when recommended by air barrier manufacturer at required rate for those substrates that will be receiving a modified bituminous self-adhered membrane. Reprime areas not covered within 24 hours.
         3. Assembly Transitions: Connect and seal exterior wall air barrier material continuously to roofing-membrane air barrier, concrete below-grade structures, floor-to-floor construction, exterior glazing and window systems, glazed curtain-wall systems, storefront systems, exterior louvers, exterior door framing, and other construction used in exterior wall openings, using accessory materials.

Opening Transitions: Fill gaps at perimeter of openings with foam sealant and apply approved transition or accessory material

Penetrations: Fill gaps at perimeter of penetrations with foam sealant and level with approved sealant. or seal transition strips around penetrating objects and terminate with approved sealant.

Joints: Bridge and cover isolation joints, expansion joints, and discontinuous joints between separate assemblies utilizing approved transition or accessory materials.

Changes in Plane: Apply approved sealant beads at corners and edges to form smooth transition.

Substrate Gaps: Cover gaps with stainless steel sheet mechanically attached to substrate and providing continuous support for air barrier.

* + - * 1. Flashings: Seal top of through-wall flashings to membrane air barrier with a continuous bead of approved sealant recommended by air barrier manufacturer.
        2. Seal punctures, voids, and seams. Patch with approved transition and accessory materials following air barrier manufacturer’s recommendations and extend repair beyond repaired areas to maintain continuity.
      1. FLUID AIR-BARRIER MEMBRANE INSTALLATION
         1. General: Apply fluid air-barrier material to form a seal with transition materials and accessories to achieve a continuous air barrier according to air-barrier manufacturer's written instructions. Apply fluid air-barrier material within manufacturer's recommended application temperature ranges.
         2. Membrane Air Barrier: Apply fluid air barrier material in full contact with substrate to produce a continuous seal according to membrane air barrier manufacturers written instructions.

Vapor-Permeable Membrane Air Barrier: Total dry film thickness as recommended in writing by manufacturer to meet performance requirements, ‑in a range of 25 – 35 mils (1.0‑mm) dry film thickness depending on substrate, applied in one or more equal coats, roller- or spray- applied.

* + - * 1. Connect and seal exterior wall air-barrier membrane continuously to subsequently-installed roofing-membrane air barrier, concrete below-grade structures, floor-to-floor construction, exterior glazing and window systems, glazed curtain-wall systems, storefront systems, exterior louvers, exterior door framing, wall openings, and other construction used in exterior wall openings, using approved transitions and accessory materials.
        2. Wall Openings: Apply approved sealant to adhere silicone extrusion to perimeter of windows, curtain walls, storefronts, doors, and louvers. Apply [opening transition assembly] [preformed silicone sealant extrusion] according to air barrier transition manufacturer’s written instructions.
        3. Seal punctures, voids, and seams. Patch with approved transition and accessory materials following air barrier manufacturer’s recommendations and extend repair beyond repaired areas to maintain continuity.
        4. Do not cover air barrier until it has been tested and inspected by Owner's testing agency.
        5. Correct deficiencies in or remove air barrier that does not comply with requirements; repair substrates and reapply air-barrier components.
      1. FIELD QUALITY CONTROL
         1. Testing Agency: Owner may engage a qualified testing agency to perform tests and inspections.

Specifier: Retain "Testing Agency" Paragraph below along with related rate of inspection subparagraphs if Contractor is required to include third party inspection of air barrier installation.

* + - * 1. Testing Agency: Contractor shall engage a qualified Inspector to perform tests and inspections, including documenting of membrane air barrier prior to concealment.

Inspections and testing shall be carried out at the following rate:

Up to 10,000 sq. ft. (930 sq. m): One inspection.

10,001 to 35,000 sq. ft. (931 to 3,250 sq. m): Two inspections.

35,001 to 75,000 sq. ft. (3,251 to 6,970 sq. m): Three inspections.

75,001 to 125,000 sq. ft. (6,971 to 11,610 sq. m): Four inspections.

125,001 to 200,000 sq. ft. (11,611 to 18,580 sq. m): Five inspections.

Over 200,000 sq. ft. (18,580 sq. m): Six inspections.

Scope of Testing: Testing shall include the following:

Qualitative air-leakage testing per ASTM E 1186.

Quantitative air-leakage testing per ASTM E 783.

Photo documentation of work to be subsequently concealed.

* + - * 1. Coordination of Testing: Cooperate with testing agency. Allow access to work areas and staging. Notify testing agency in writing of schedule for Work of this Section to allow sufficient time for testing and inspection.

Do not cover Work until testing and inspection is completed and accepted.

* + - * 1. Reporting: Forward written inspection reports to the Architect within 10 working days of the inspection and test being performed.
        2. Correction: Correct deficient applications not passing tests and inspections, make necessary repairs, and retest as required to demonstrate compliance with requirements.
      1. CLEANING AND PROTECTING
         1. Clean spills, stains, and overspray resulting application utilizing cleaning agents recommended by manufacturers of affected construction. Remove masking materials.
         2. Protect membrane air barrier from damage from subsequent work. Protect membrane materials from exposure to UV light for period in excess of that acceptable to membrane air barrier manufacturer; replace overexposed materials and retest.

END OF SECTION