

# Heavy Duty Concealed Magnetic Catch

**WARNING!** Use extreme caution when handling magnets as the attracting forces are very powerful and if snapped together violently, small sharp chips can be thrown off, resulting in magnet breakage or personal injury.

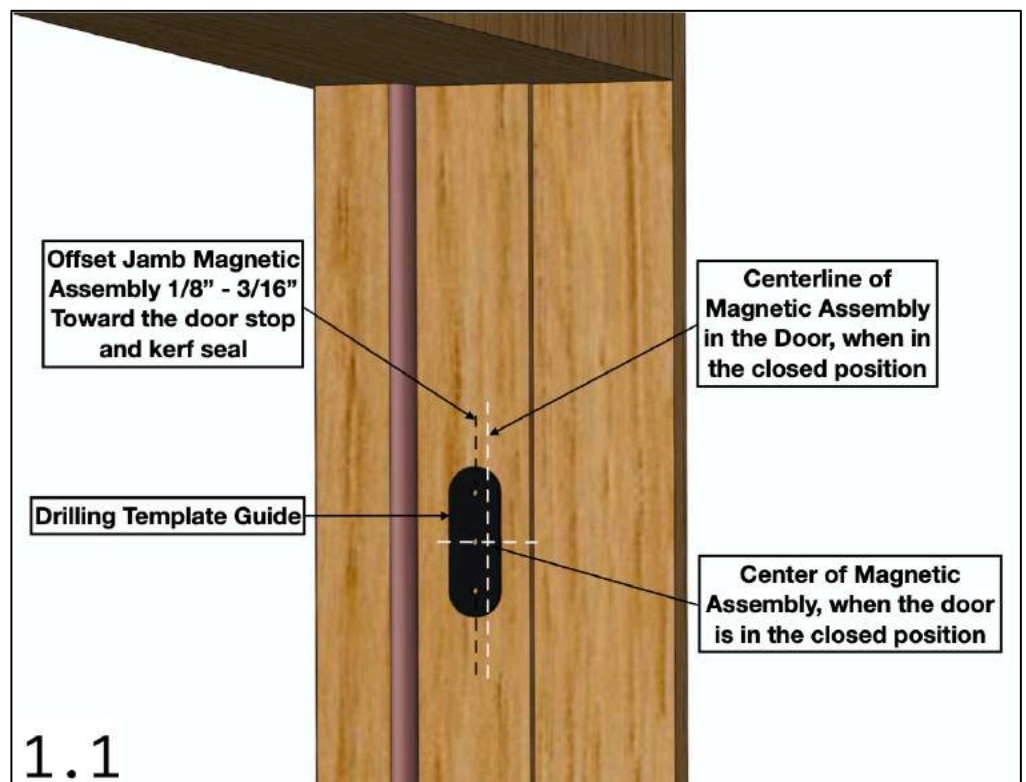


## Jamb Set: Installation Guide

1. Locate the Magnetic Assemblies in the edge of the door leaf installed by Pivot Door Company.
2. Remove magnetic assemblies from packaging. To separate assemblies twist apart sideways. Keep magnetic assemblies at least 3 feet apart (and away from any steel objects) until secured into door and jamb.

3. On the Jamb, measure and mark a centerline of the installed magnetic assembly in the door, where it will be in the closed position. Measure for the intersecting center of the installed magnetic catch. **Mark an offset line 1/8" – 3/16" toward the door stop and kerf seal.** (See detail 1.1)

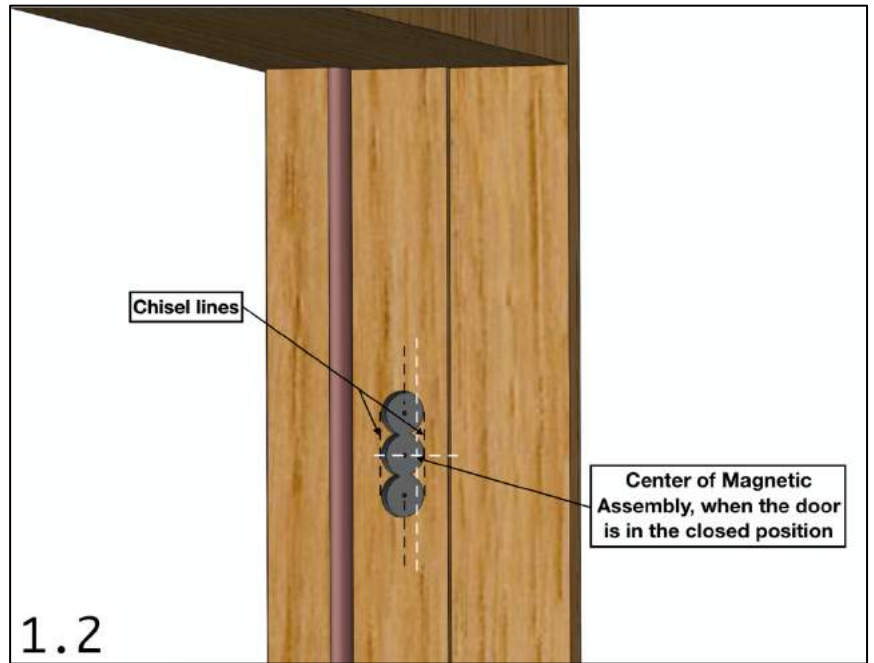
4. Position the plastic *Drilling Template Guide* part by lining up the holes over the new 'offset mark', ensuring the center hole is over the intersecting centerlines. Drill 3 x 1/8" pilot holes through the template into the jamb at the offset position. (See detail 1.1)



**IMPORTANT:** When the door is closed the Door Jamb Assembly must be offset from the Door Magnetic Assembly (towards the door stop) to function correctly.

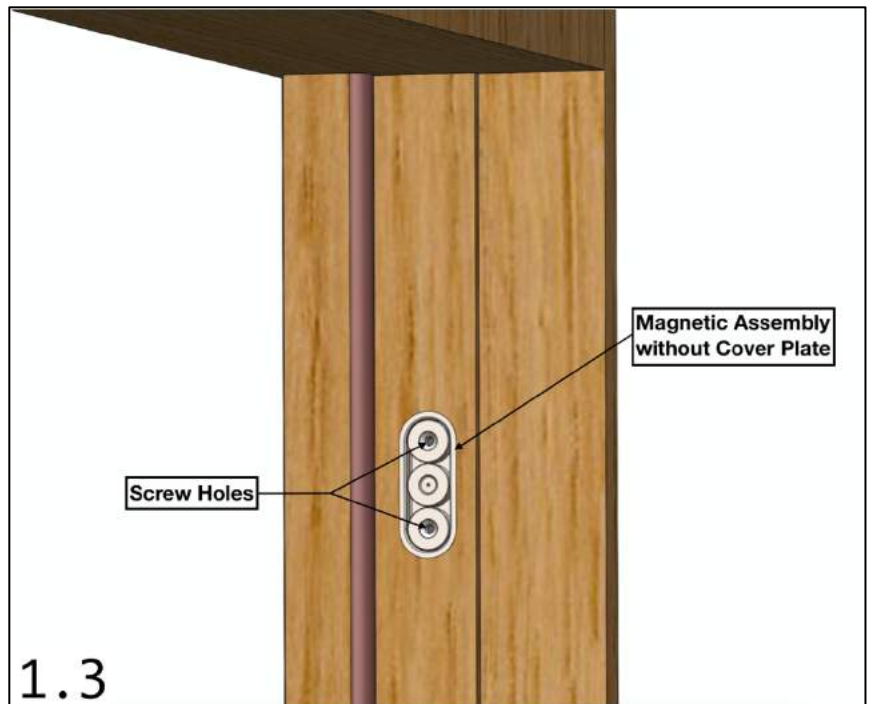
5. With a 1" paddle bit drill into the jamb using the 1/8" pilot holes as guides to a depth of approximately 3/8" deep. Holes will overlap slightly. (RECOMMENDED: FB-24 FORSTNER DRILL BIT)  
(See detail 1.2)

6. Mark straight lines along the outer edges of the overlapping holes, then chisel along marks to create a straight sided recess.  
(See detail 1.2)



7. Insert Door Magnetic Assembly into the jamb and secure with 2 x screws provided.

Be careful not to over tighten screws as this may cause the flanged housing cups to deform and/or crack.  
(See detail 1.3)



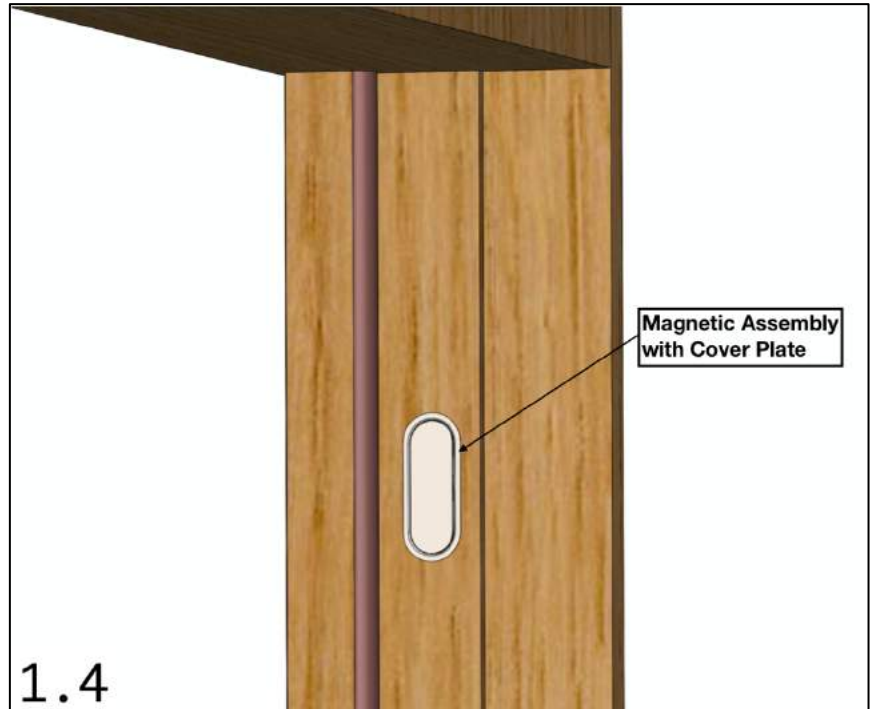
8. Close the door to test the magnetic holding strength.

Magnetic holding strength can be increased by decreasing the 'air gap' between the two Magnetic Assemblies. If more magnetic holding strength is required, measure the gap between the door and the jamb to determine how many (1mm thick) *Power Adjustment Spacer Rings* should be added to bring them closer.

9. Once the desired magnetic holding strength has been achieved, affix the *Self-Adhesive Stainless-Steel Cover Plates* to the magnetic face(s) of the Assemblies as shown, to protect the magnets from corrosion and for a more attractive 'concealed fix' finish. (See detail 1.4)

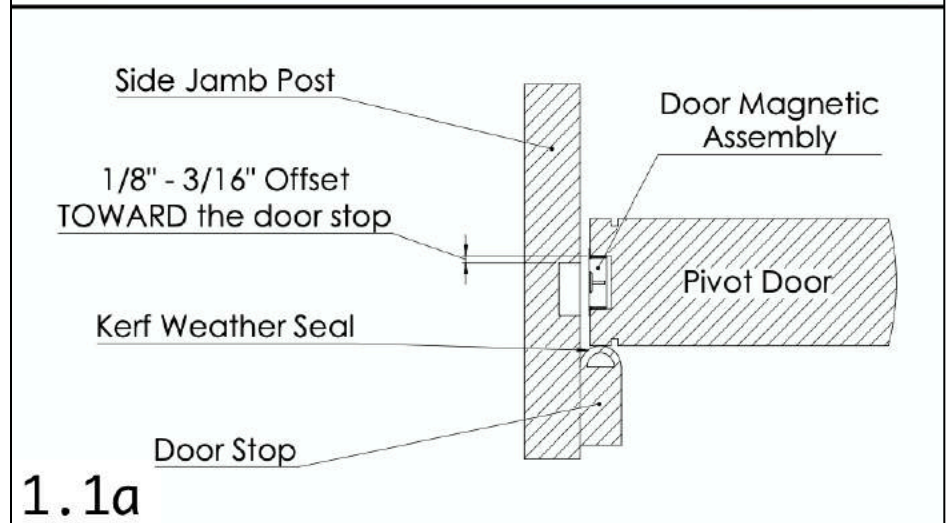
Press firmly over the entire surface of the cover plate to ensure maximum adhesion. Remove blue plastic protective film from surface.

**IMPORTANT:** Make sure metal faces of the assemblies are free from dust /oil etc. before affixing cover plates, to insure maximum adhesion strength.



## Door & Jamb Cut Section

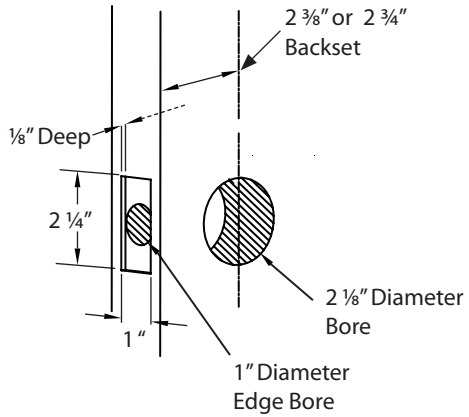
**IMPORTANT:** When the door is closed the Door Jamb Assembly must be offset from the Door Magnetic Assembly (towards the door stop) to function correctly.



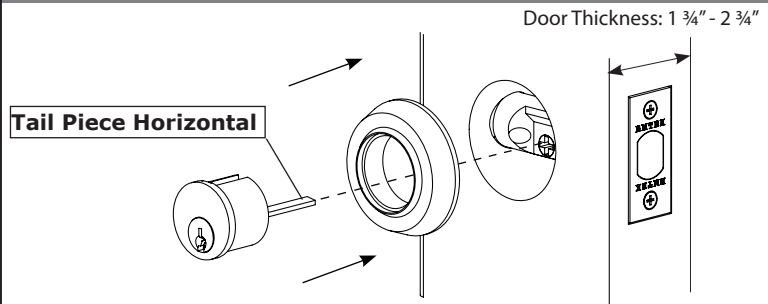
Please call our Technical Department for assistance: (719) 425-4289

# Installation Guide - Single Cylinder Deadbolts

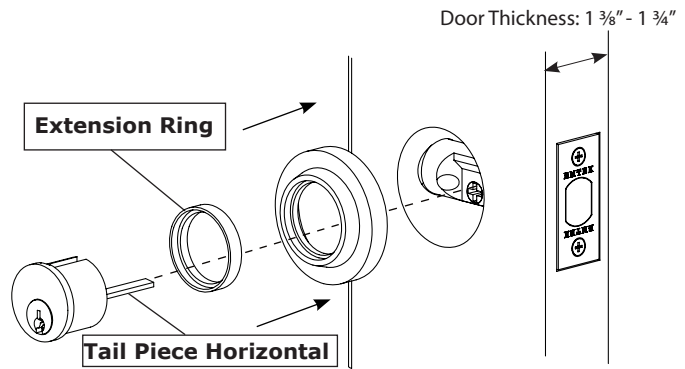
## 1. Door Prep



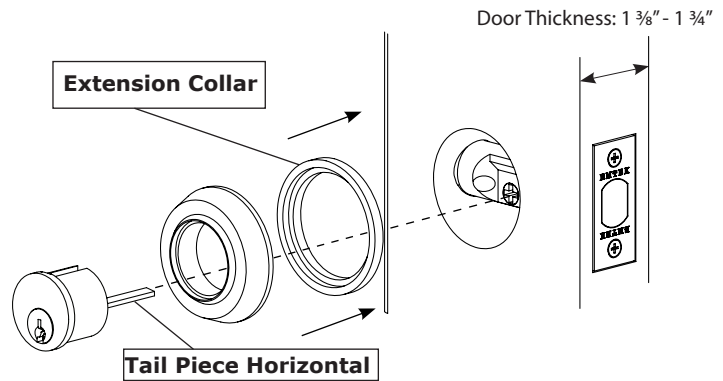
Install Deadbolt on regular door.



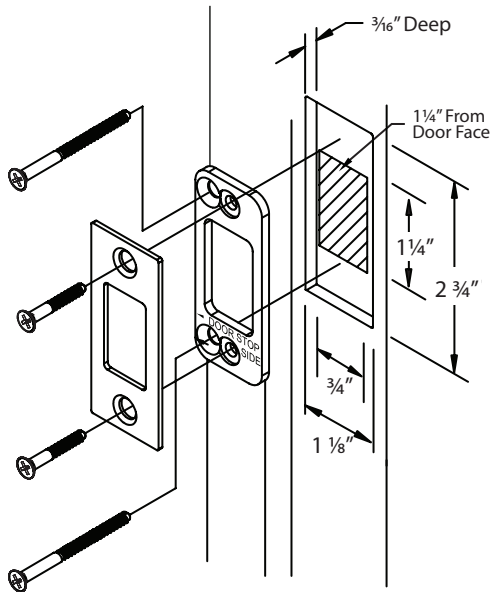
Install Deadbolt on thin door. Extension Ring is provided for the following products: 8454, 8466, 8468, 8458, 8459, 8467, 8469, 8475



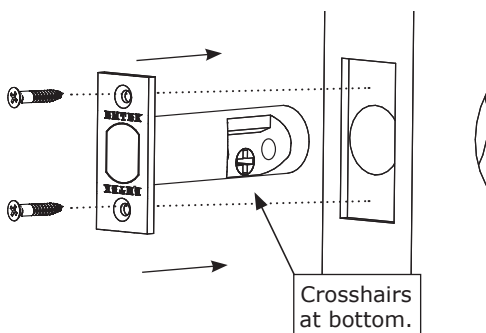
Install Deadbolt on thin door. Extension Collar is provided for the following products: 8455, 8464



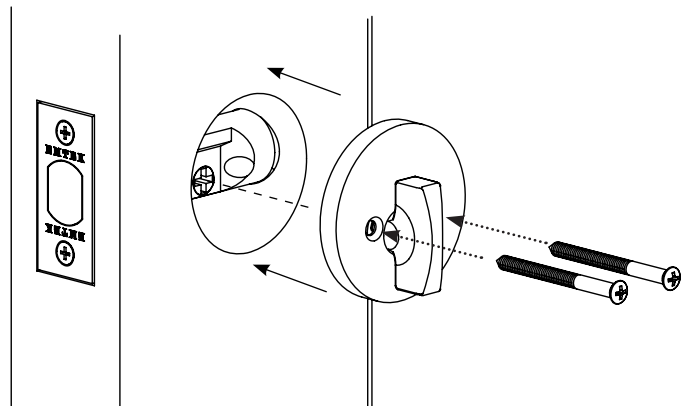
## 2. Door Jamb Prep



## 3. Install Latch



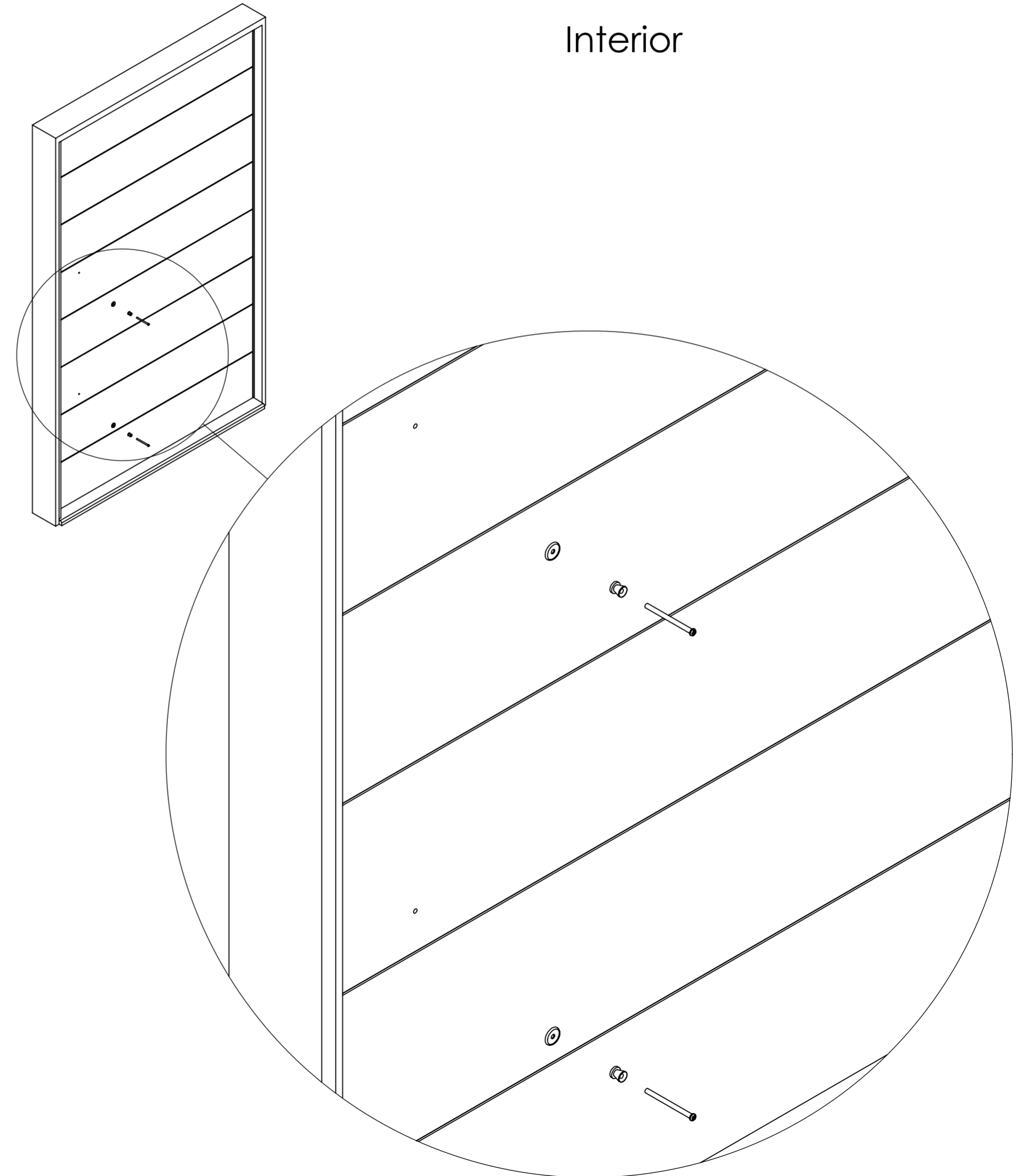
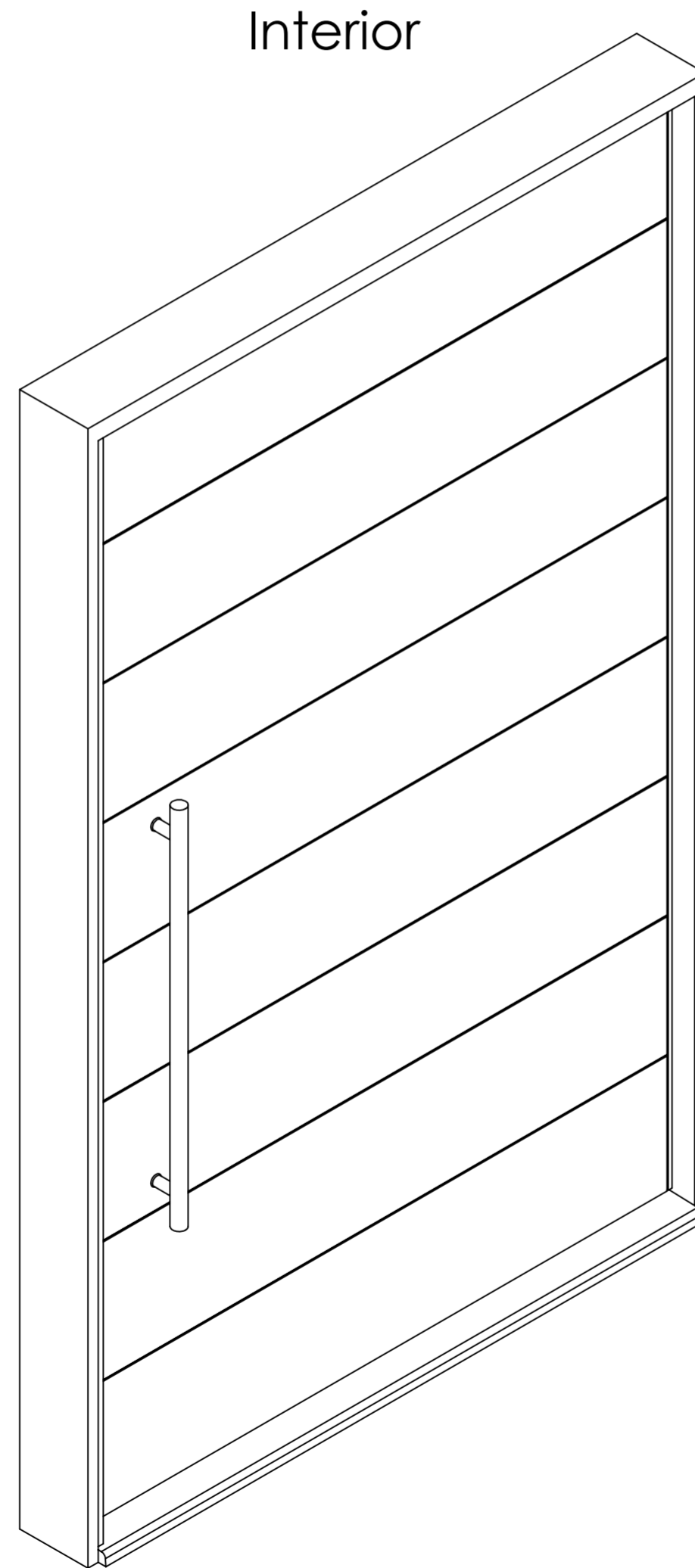
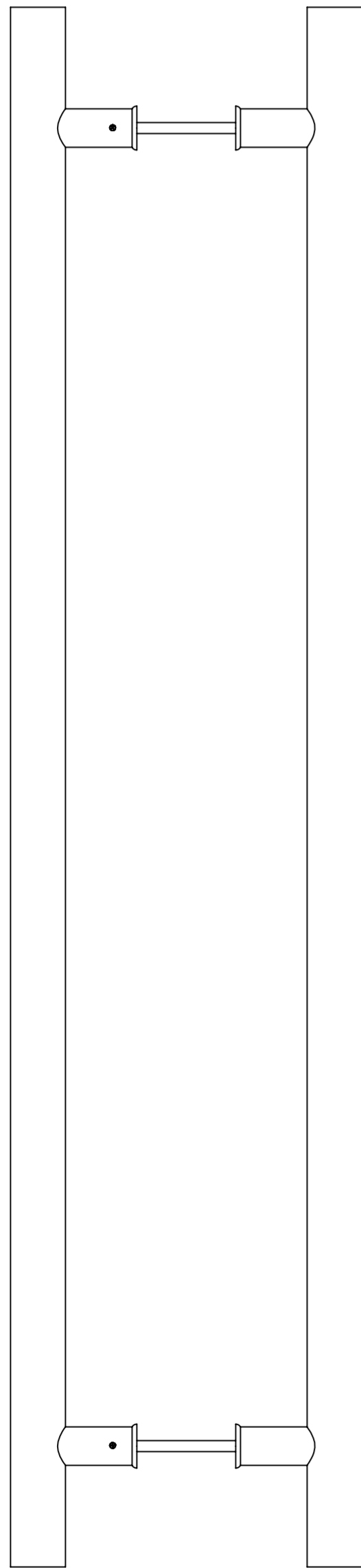
## 5. Inside Installation



# Modern Bar 3301 Installation Instructions

Step 1: Locate desired handle position on door.

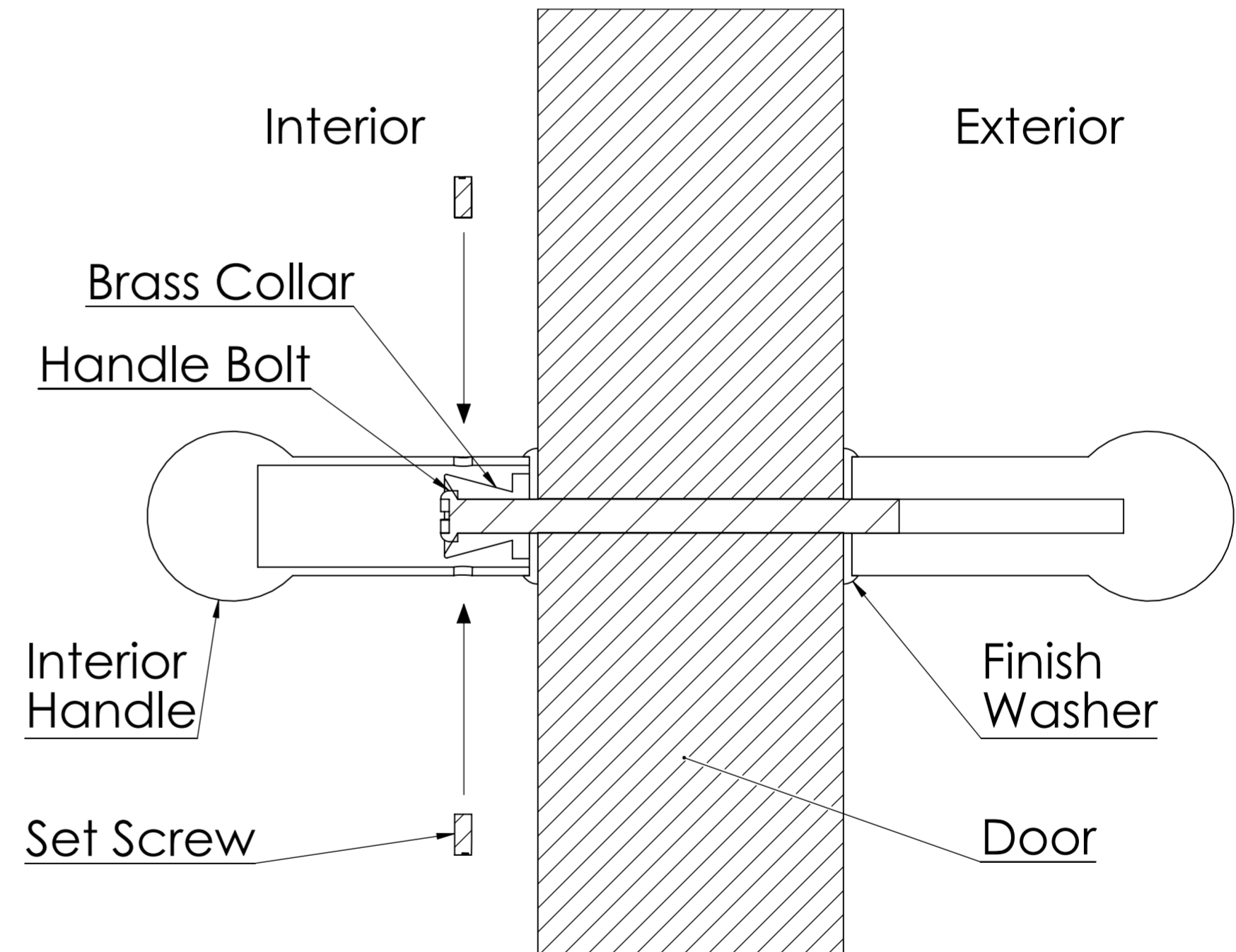
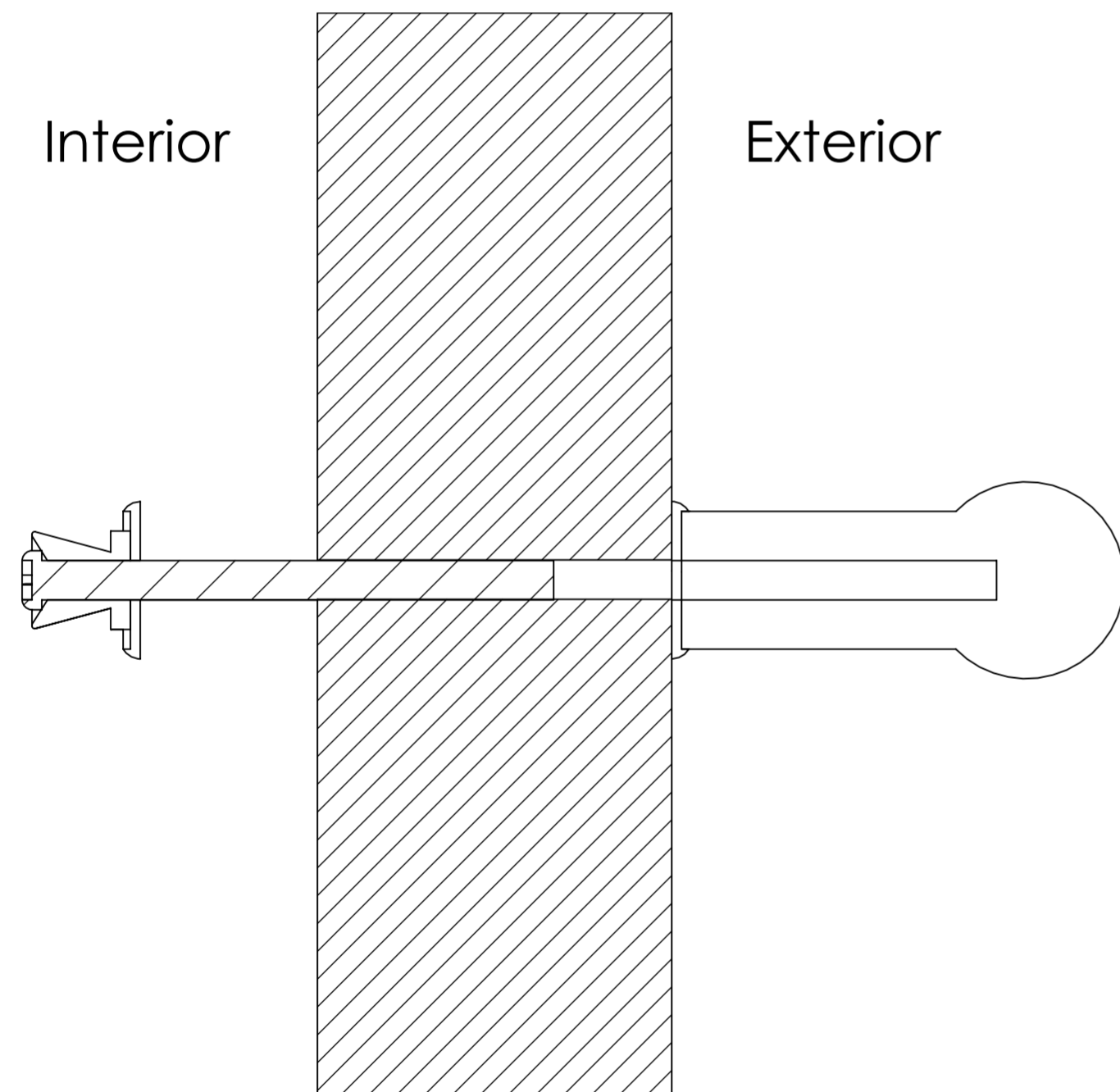
Step 2: Drill 3/8" holes in desired location. Insert the bolts through the brass collars, then through finish washer, then lastly into holes.



# Modern Bar 3301 Installation Instructions

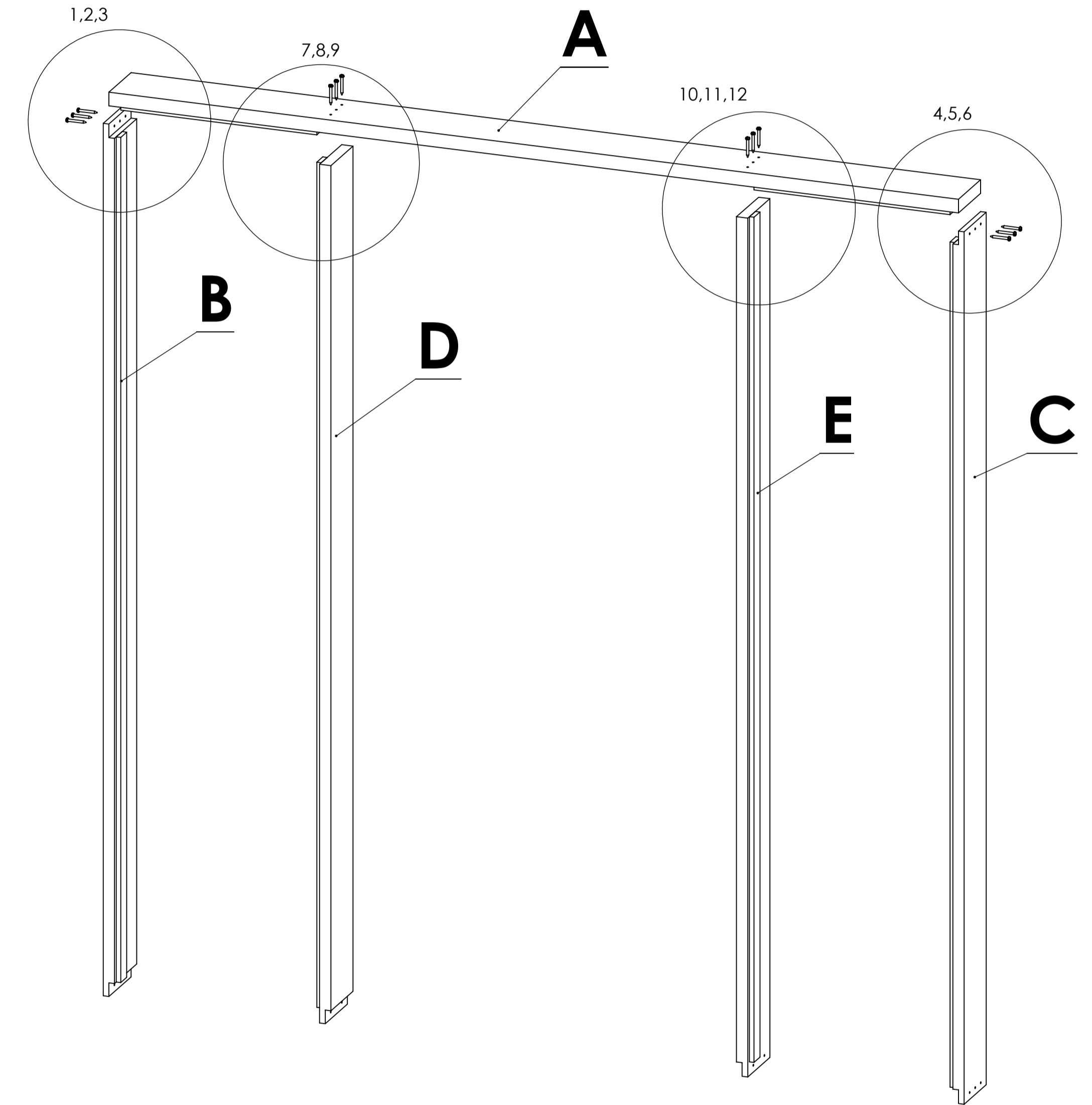
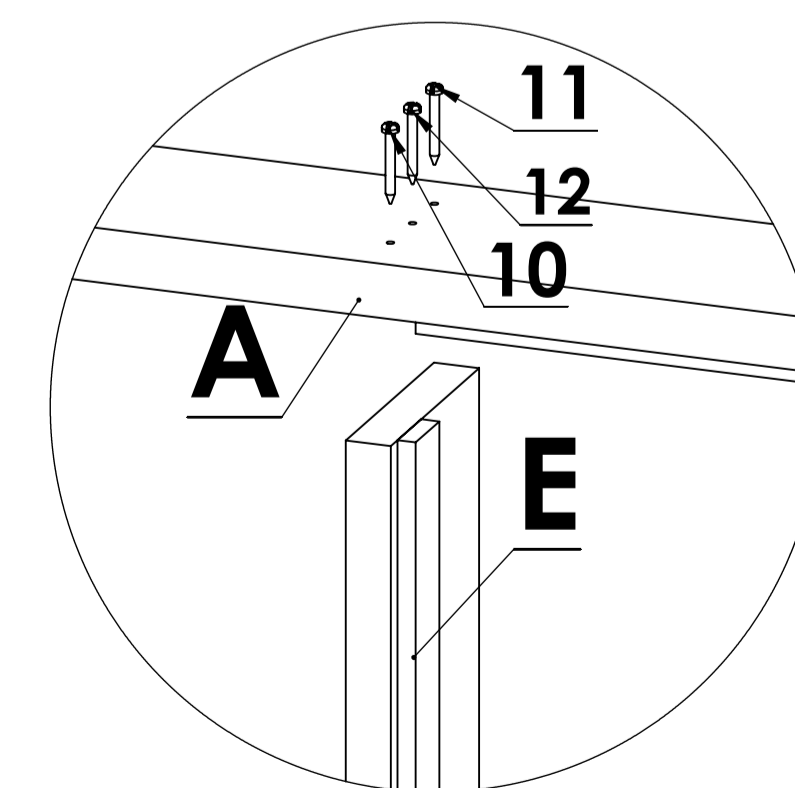
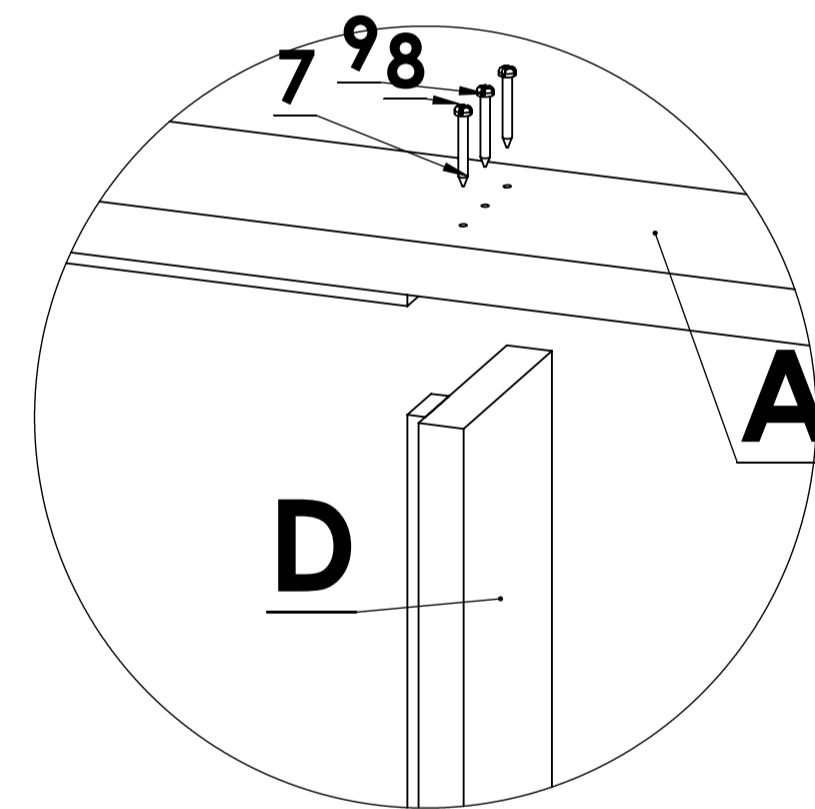
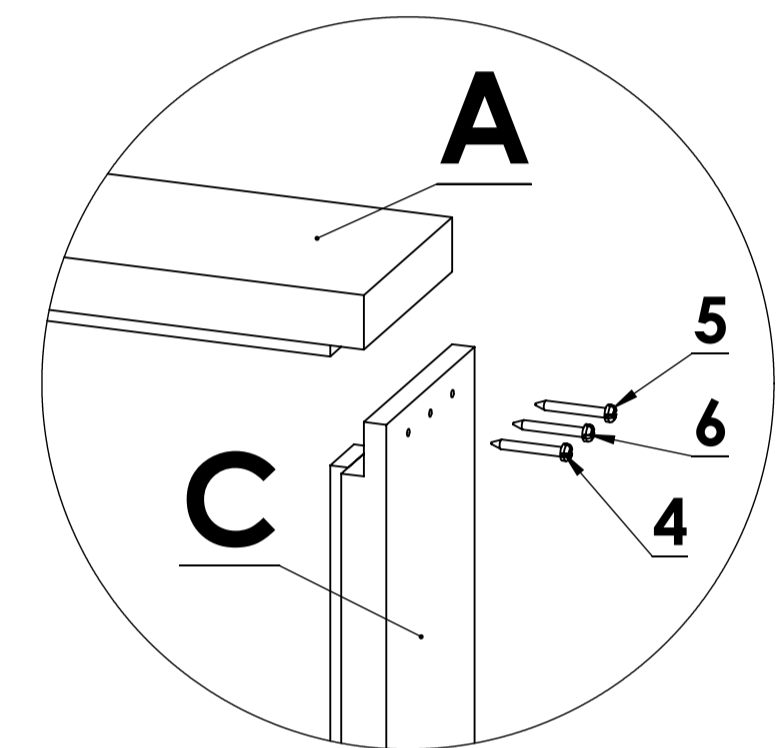
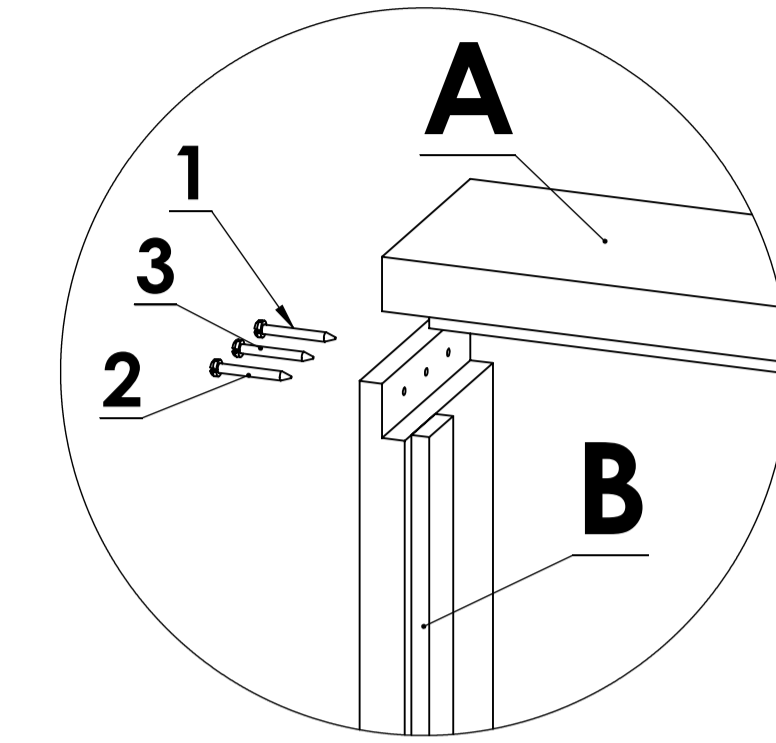
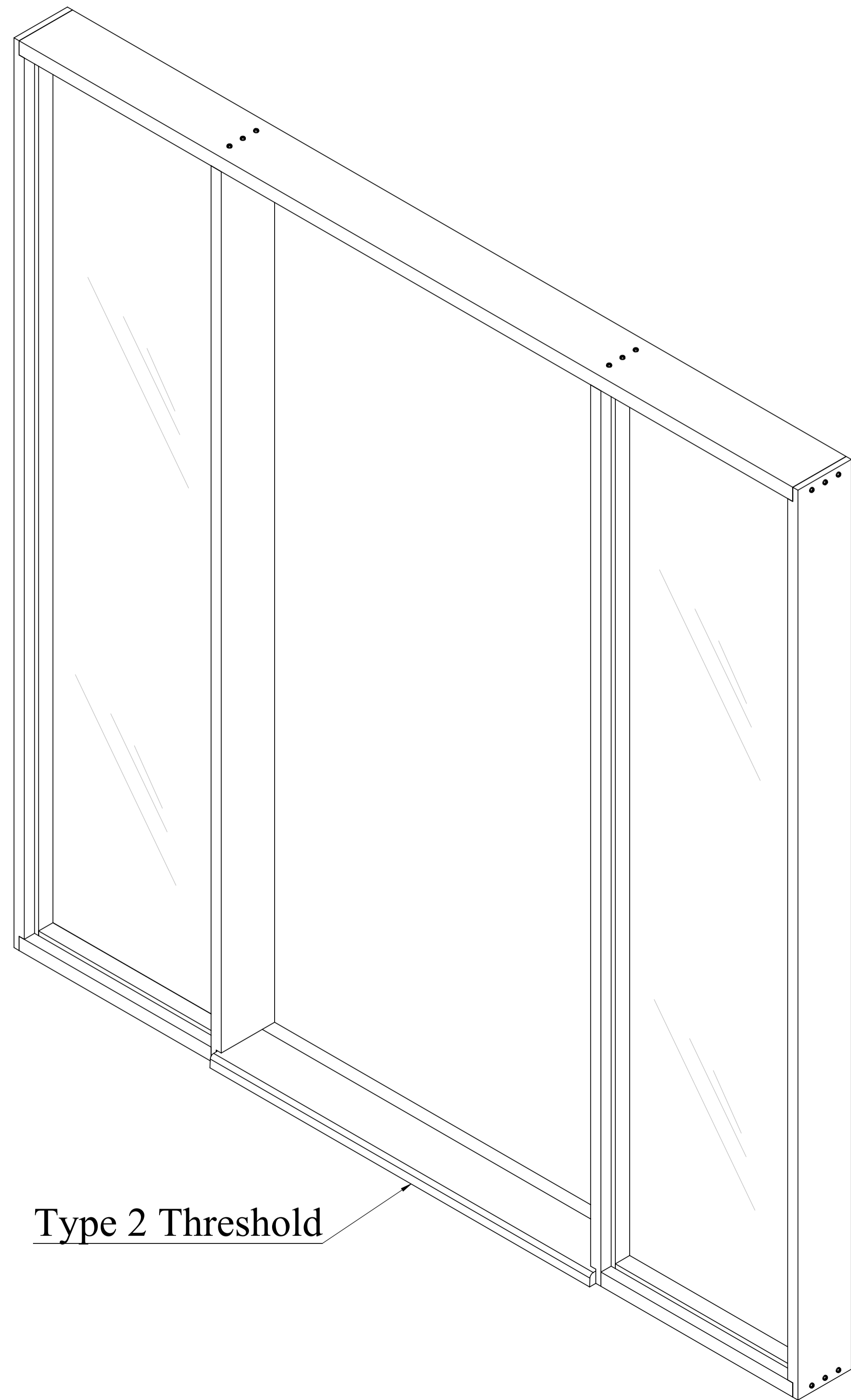
Step 3: Fasten hardware to exterior handle piece, making sure hardware is in the correct order and orientation (plastic washers for glass applications only, discard if not used).

Step 4: Attach interior handle piece using set screws (plastic washers for glass applications only, discard if not used).



# Door Jamb with Two Side Lights - Type 2 Threshold Assembly Instructions Exterior View

## Step 1



Secure screw points in numeric order  
(as labeled on Jamb)  
All screws are 3.5" long

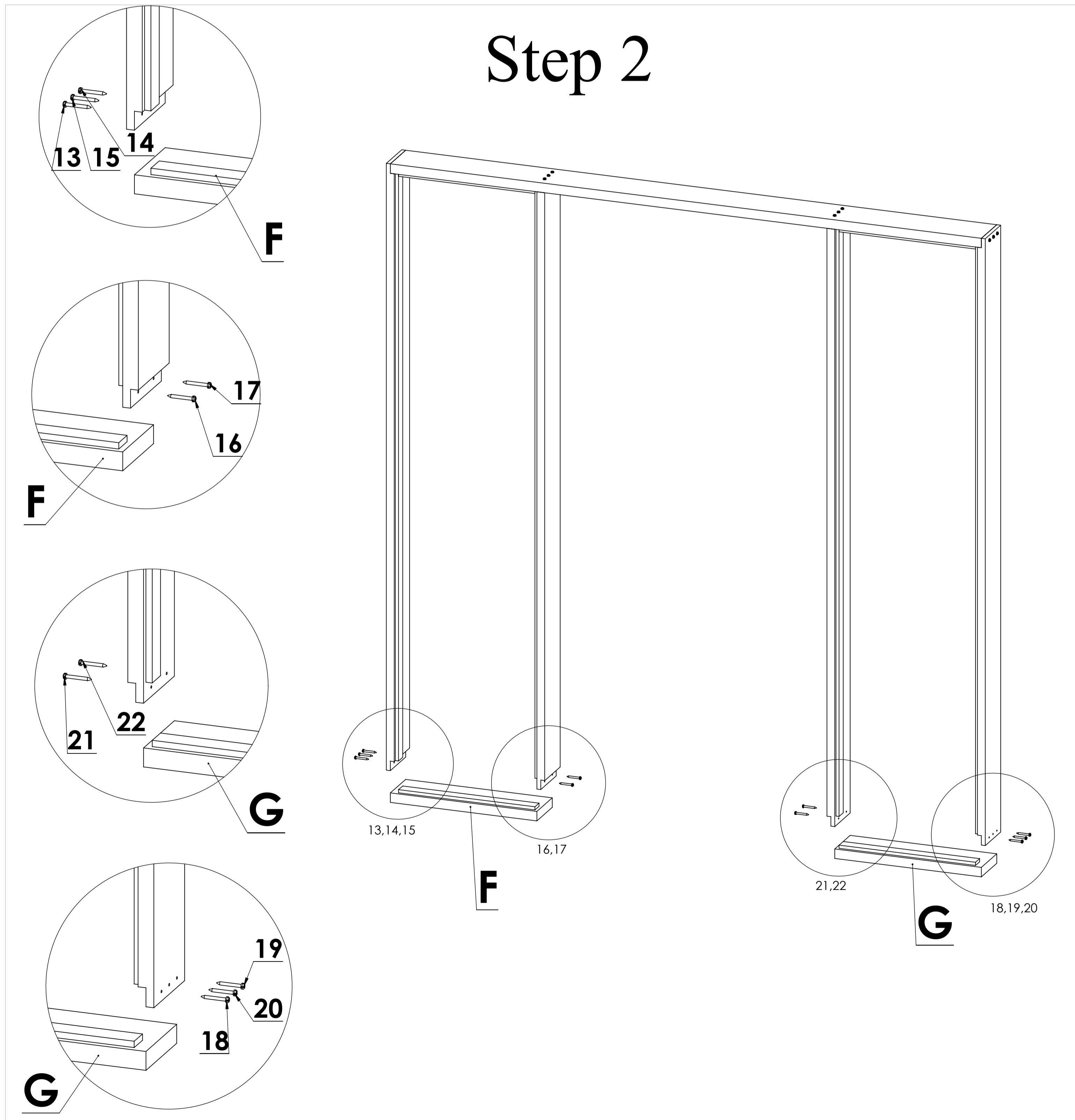


DOOR COMPANY

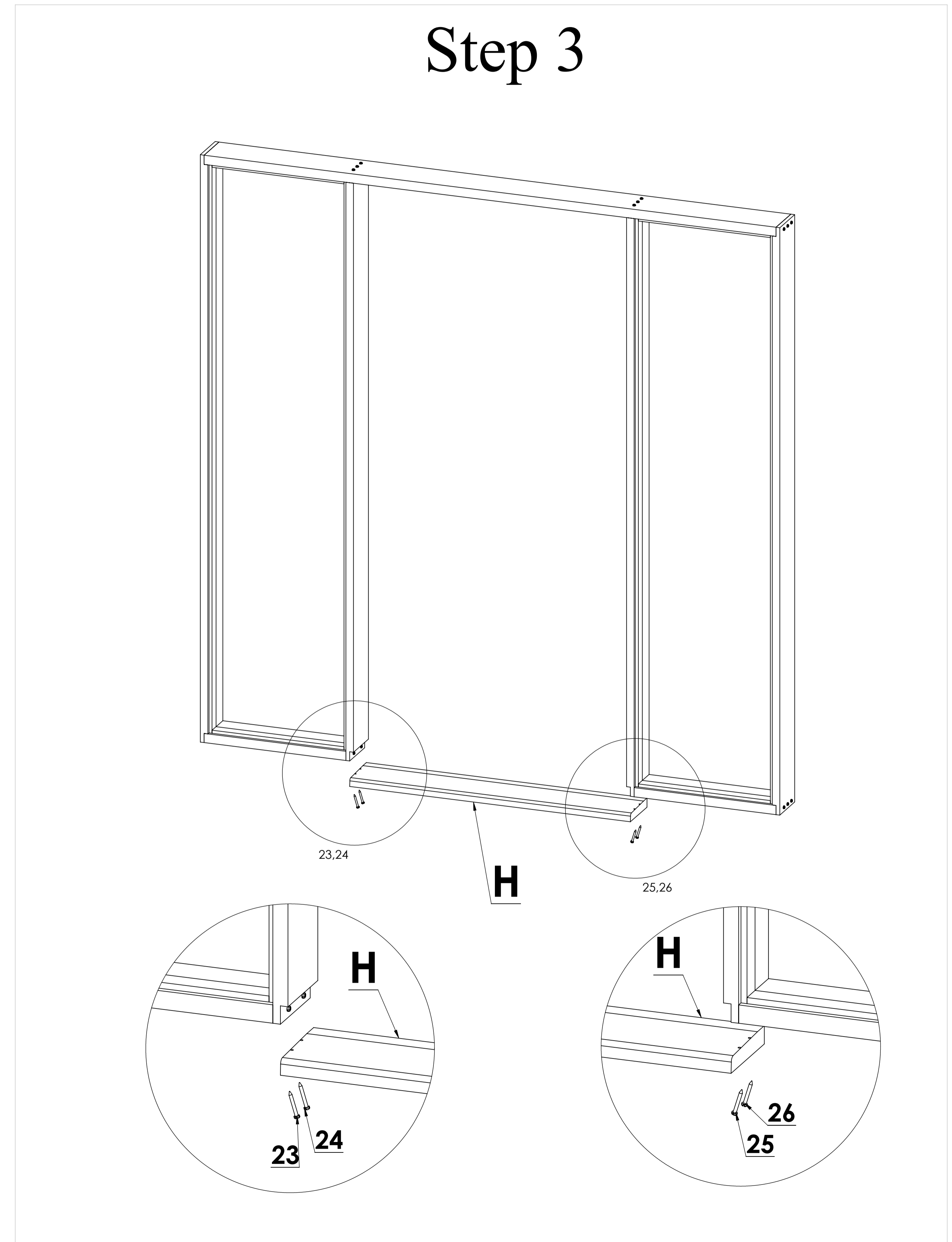
# Door Jamb with Two Side Lights - Type 2 Threshold Assembly Instructions Exterior View

Secure screw points in numeric order  
(as labeled on Jamb)  
All screws are 3.5" long  
(Except #23-26 screws they are 2.5")

## Step 2



## Step 3





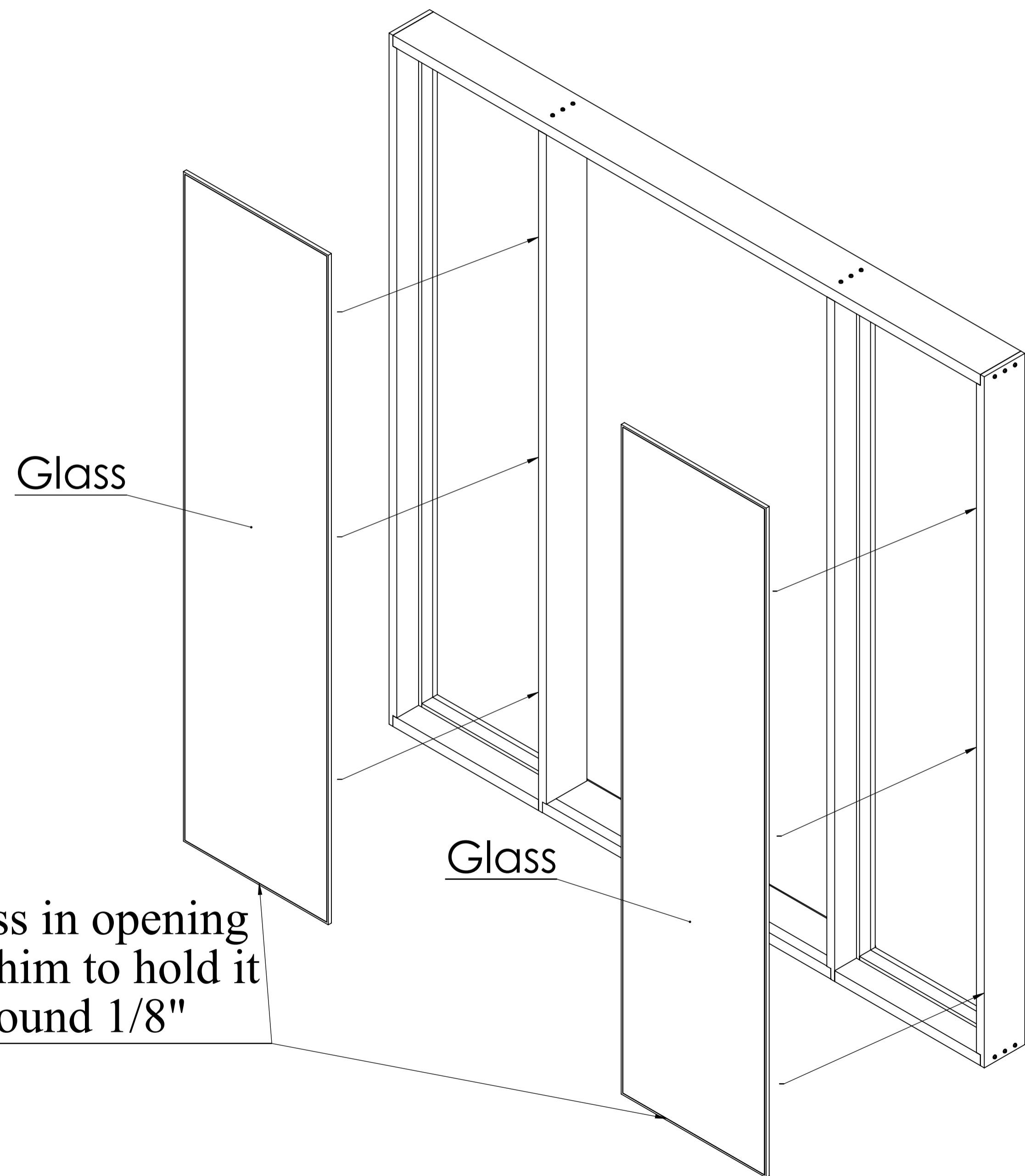


DOOR COMPANY

# Door Jamb with Two Side Lights - Type 2 Threshold Assembly Instructions Interior View

## Step 4

### PIVOT DOOR INSTALLATION INSTRUCTIONS Number 15 and 16

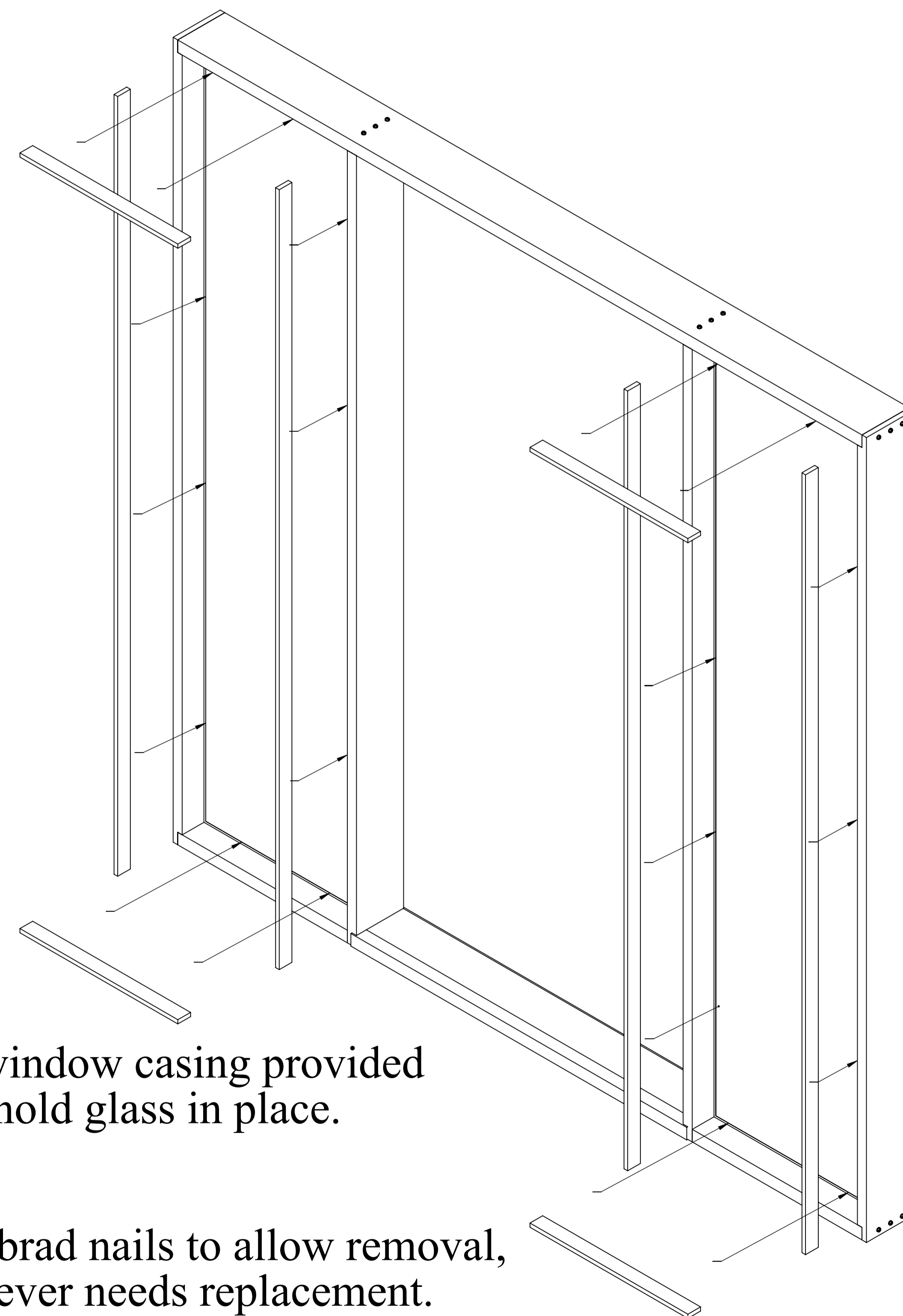


Place glass in opening  
Using a shim to hold it  
off the ground 1/8"

**IMPORTANT:** While holding the glass centered in place, put clear window caulking around window to create an airtight waterproof seal.

## Step 5

### PIVOT DOOR INSTALLATION INSTRUCTIONS Number 17



Install window casing provided  
to hold glass in place.

**NOTE:** Use brad nails to allow removal,  
if glass ever needs replacement.



1260 Valley Street

Colorado Springs, CO 80915

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# Pivot Door Installation Instructions

## Threshold Type: 2

### Order of Installation

1. General Factors to Consider
2. Prepare Site and Door Unit
3. Assemble Unit
4. Position Jamb
5. Place Door
6. Secure the Jamb
7. Crimp Breather Tubes
8. Install Sidelight Units
9. Install Latch Plates on Jamb
10. Trim Weather Seals
11. Necessary Onsite Adjustments

### 1. General Factors to Consider

#### Necessary Site Prep

This door unit can be installed without cutting into the floor, unless the customer has ordered a door that has a closer or the door unit has been customized for site conditions. In these cases, discuss floor preparation requirements with our technical specialists. In most situations, you will not need to perform any site prep.

#### Jamb Must Be Assembled Onsite

Each pivot door unit comes with a hardware-prepped jamb (unless otherwise noted in the sales order). The jamb is assembled at our shop and prepped with the pivot hardware. However, the jamb is broken down for shipping. This is not a pre-hung unit.

#### Onsite Latch Plate Prep

Our shop does not prep our jamb units for any latch plates. Even if we prep for or install the hardware, we do not prep for or install any latch plates. This includes latch plates for deadbolts, mortises, roller latch plates, or multi-point locks.

#### Necessary Onsite Installation Calibrations

Be sure that your installation professional performs all necessary onsite calibrations, as presented in the installation instructions. These calibrations will ensure that the door sits properly in the jamb and that a complete seal is created on all four sides of the door leaf.

### Breather Tubes Must Be Crimped at Installation

Each door that has glass features will have small wire-like pieces of metals sticking out from each glass unit. These small wire-like pieces of metal are breather tubes. A breather tube allows for the air pressure in and out of the glass unit to balance as the door moves from one altitude to another. Each breather tube should be crimped once the door arrives onsite. If the breather tube is not crimped, moisture will build up inside of the glass unit, causing condensation and clouding. See the Installation Instructions for more information.

### Doors Do Not Include Casing

Casing is not included as a standard feature for our doors. Generally, we advise our customers to work with a local lumber supplier to source any trim, casing, or molding.

### Safe Storage of Door

If you do not plan to immediately install the door, store the door out of the elements so it will not get wet. We advise leaving the door in the door leaf crate and placing the door leaf crate in a climate-controlled room. Note that the crate that the door is shipped in is not weatherproof. The door crate can be stored flat or on its side.

### No Metal Tools for Glass Installation

Do not use metal tools when handling or installing any glass units. Metal tools (e.g., screwdriver) will have the greatest chance of scratching or shattering the glass.

### Proper Handling of the Door

Ensure that the door is not exposed to the elements before sealed. Ensure that the door is not dropped, not torqued, not left exposed to bumps or strikes, not carried or lifted by fewer than four people. Take measures to prevent damage to the threshold and floor during installation

### Rough Opening

The suggested rough opening is ½" wider and ½" taller than the ordered unit.

### Jamb Not Load-bearing

The door jamb unit is not engineered to be load-bearing. We advise the customer to build load bearing studs, headers, or posts into the framing around the door unit, as required by their building requirements.

### Customer Must Seal the Door

The door must have several protective coats of sealer (e.g., spar urethane) applied at or before the time of installation in order to qualify for our warranty. Pivot Door Company provides no finishing services. It is the responsibility of the customer to stain and seal the door. We recommend that you work with a local professional (e.g., paint supply store or finishing contractor) to make decisions about what finish applications will work best for your project in your climate.

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

## 2. Prepare Site and Door Unit

1. Prepare the site as you would for a standard door installation, with a framed rough opening that matches the dimensions provided when the order was confirmed.
2. Keep in mind that as you move the door and jamb about for installation you will want to be careful to not scratch or injure the faces. Be sure to rest the door on protected surfaces only.
3. Carefully unpack and lay out the door and jamb.
4. It is easiest to stain and finish the door and jamb at this point.

*ATTENTION: Do not remove the pivot hardware at any point: the hardware has been factory-positioned so only minor on-site adjustments will be necessary. See Necessary Onsite Adjustments if the pivot hardware needs modification.*

## 3. Assemble Unit

1. Choose a clean, flat surface to assemble the jamb.
2. Arrange the sides, header, and threshold so the exterior sides are up and all of the numbers on the screw holes match, as shown in the included installation diagram.
3. Using the provided deck screws, secure the jamb pieces together using the same holes as used when the jamb was pre-assembled in the factory. Each hole is labeled to match with a corresponding hole on the piece to which it will be screwed.
4. Be sure to hold the pieces together so that sides and corners are flush and tight while screwing in place.
5. If your assembly has a sidelight, do not place the glass at this time.
6. You may find that one of the posts has bowed or moved. This is to be expected with a natural wood product. Securing the jamb posts to the studs and header will straighten out any variations in the jamb posts.

## 4. Position Jamb

1. Place the assembled jamb (no door) into the center of the rough opening on top of construction adhesive—this will create a water seal under the threshold.
2. Level and plumb the jamb using shims to make the jamb fit tight in the rough opening.
3. Once you have positioned the jamb such that it fits level and even in the rough opening, screw four (4) main anchor points: secure two (2) screws near the header and two (2) screws toward the bottom of each side of the jamb. It is best to place these behind the seal so no screws are visible when complete.

## 5. Place Door

1. At this point, you will want to install the door slab itself, placing it into the jamb and setting it into the installed pivot hardware in threshold.
2. To place the door on the pivot, you will need at least two (2), if not four (4) laborers.
3. It is useful to make a pencil mark on the interior face of the door indicating where the top and bottom pivots are so it is easy to identify these points during the positioning process.

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

4. Make sure that the top pivot hardware has been retracted using a flathead screwdriver.
5. First, stand the door up in open position perpendicular to the jamb.
6. Place a blanket on the floor covering the threshold to protect the threshold when you slide the door across it.
7. While one person holds the handle, the other person holds the bottom corner where the pivot is.
8. Together, they slide the door into the jamb keeping the door at a 90-degree angle until the pivot is close to lined up with the pivot in the threshold.
9. Then, the two men—and possibly with help from others—lift the door and place it in the bottom pivot.
10. You may have to tilt the door at a 45-degree angle to do so.
11. With the bottom pivot in place, one person holds the handle-side of the door perpendicular to the jamb and at a 90-degree angle to the ground.
12. The person on the bottom pivot corner climbs a step ladder and lowers the top pivot pin by turning the screw in the hardware with a flathead screwdriver. Use the pencil mark indicating the pivot position to assist in positioning the door so you know when to lower the pin.

## 6. Secure the Jamb

1. Close the door and check the reveal around edges to make sure it is even. The door should site evenly in the jamb, with 3/16" gaps on the sides and top and 3/8" gap on the bottom.
2. Make adjustments to the shims as needed to ensure that the door swings smoothly and that the door and jamb are parallel and straight.
3. Secure the jamb to the rough opening. The most important areas are top corners, near the lock, and through the top pivot hardware. Remove the top pivot hardware cover plate, back out two screws mounting the hardware to the jamb header and replace with 3" deck screws provided in the assembly pack. (This allows the pivot hardware to be secured not only to the jamb but directly to the building structure.) The jamb legs can be fastened using long deck screws under the kerf weather seals.
4. The installer is responsible for the installation process, which includes final adjustment of the pivot hardware. If there are unacceptable gaps on the top or bottom of the door, see Necessary Onsite Adjustments for instructions on finalizing the installation of the door unit.
5. Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

## 7. Crimp Breather Tubes

If your door includes glass, you will see a little wire poking out the side of the pane, held with blue tape. This is a breather tube to allow the window to pressurize properly as the glass changes altitude during shipping.

1. Crimp the tube shut in a three or more places, being careful not to cut the tube.
2. Tuck the tube back behind the trim.
3. Pin nail the trim.

*ATTENTION: If the tube is not crimped properly, the insulated glass will develop condensation inside.*

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

## 8. Install Sidelight Units

1. If your door has a sidelight or transom, once the door and jamb have been installed, place sidelight glass in opening using a spacer to hold it 1/8" off the edges.
2. While holding the glass centered in place, put clear window caulking around window to create an airtight waterproof seal.
3. Install provided window casing to hold glass in place. Use brad nails, to allow removal if glass ever needs replacing.
4. You may find that one of the posts has bowed. This is to be expected with a natural wood product. For instructions on working with a bowed post, see the paragraph "Center Post Bows Toward or Away from Sidelight" in the Necessary Onsite Adjustments section.

## 9. Install Latch Plates on Jamb

Latch plates are not installed during production. Latch plates must be mortised and installed onsite.

1. Consider the size of the latch plate and the 2 ¼" thickness of the door when measuring for the placement of the latch plate and bores.
2. Mortise for latch plates as you would in the installation of conventional door units.
3. Install latch plates as you would in the installation of conventional door units.

## 10. Trim Weather Seals

You will notice that the weather seals on the top and bottom of the door stick out. Leave these long for at least a month. After 30 days, if you want to, you can cut them, for them to protrude out a minimum of 1/2" from the side of the door.

## 11. Necessary Onsite Adjustments

*ATTENTION: Do not make any adjustments to the pivot hardware in the threshold. Do not make any adjustments to the pivot hardware in the jamb header. If it becomes necessary to adjust the pivot hardware, only make adjustments to the door leaf hardware.*

To complete the installation of your door, you will need to make adjustments to the jamb, pivot hardware, weather seals, or the door leaf. The door leaf may not sit correctly in the jamb after rough installation. You will need to carry out final adjustments to the installation so the door sits evenly and correctly in the jamb. See the instructions below to determine what steps to take to complete installation. All of the following conditions are standard and can easily be addressed by following the provided instructions. Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

# Necessary Adjustments

Visible Issue	Adjustment
Center Post Bows Toward or Away from Sidelight	Because wood is a living material, it will move, especially when it goes from one climate and altitude to another. It is expected that your jamb posts will require some adjustment to complete installation. If you find that a center post has bowed, you will still be able to set the sidelight glass (section 1.1).
Wires or tubes sticking out of the window	You will need to crimp and hide the breather tubes as described under section 7 above, "Crimp Breather Tubes".
Gap Underneath the Door	If there is a gap on the bottom of the door, you will address this issue by either lowering the door (section 2.2) or by lowering the bottom weather seal (section 4.2).
Gap on the Top of the Door	If there is a gap on the top of the door, you will address this issue by either raising the door (section 2.1) or by raising the top weather seal (section 3.2). If the gaps on the sides of the door are even from top to bottom but the gap above the door is greater than it should be, you will raise the door.
Bottom of the Door Closes Tighter Than the Top	If the bottom of the door closes tighter than the top of the door, you will either adjust the pivot (section 5.1). If the gap along the handle side of the door is narrower at the top than the bottom, you will address this issue by adjusting the top pivot.
Gap on the Sides of the Door	If the gaps on the sides of the door are even from top to bottom but the gap below the door is greater than it should be, you will lower the door (section 2.2).
Door Swings Open or Closed When Resting Unlatched	If the door swings open or closed without outside force, you should check to make sure that all four sides of the jamb unit are level and plumb.
Top of the Door Closes Tighter Than the Bottom	If the top of the door closes tighter than the bottom of the door, you first must determine if the top pivot needs adjustment. If the gap along the handle side of the door is narrower at the bottom than the top, you will address this issue by adjusting the top pivot.

## 1.1 How to Set Sidelight Glass with a Bowed Post

1. Construct a bracing block of a width sufficient to hold the center post straight when compared with a level. The bracing block should be cut to fit between the two exterior window stops of the sidelight. It is important to size the bracing block so it fits between the exterior window stops because you will need to leave the block in place for at least 24 hours after you have caulked around the glass.
2. Once you have a bracing block that is the correct size to hold the center post straight, push the center post to straight using a bar clamps and set the bracing block about halfway up the sidelight unit frame.

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**

3. Place the provided glass unit in the sidelight opening.
4. Use 1/8" setting blocks to hold glass centered in sidelight unit.
5. Fully fill cavity between glass unit and sidelight frame using clear window caulking around window to create an airtight waterproof seal.
6. Install provided interior glass stops using brad nails only (to allow for removal if glass ever needs replacing).
7. Remove bracing block once caulking has dried, approximately 24 hours.

### **2.1 How to Raise the Door**

If the seal on the bottom of the door is too tight or scraping hard, you should raise the door slab by taking the door out of the jamb and placing a shim in between the pivot hardware and the bottom of the door slab. The shim will go between the arm of the hardware and the door itself. This raises the door slab.

### **2.2 How to Lower the Door**

If the seal on the top of the door is too tight or scraping hard, you should lower the door slab by taking the door out of the jamb and making the pocket for pivot hardware in bottom of the door slab slightly deeper. This lowers the door slab.

### **3.1 How to Raise the Top Weather Seal**

If the bottom seal is fine and in a good place, you just want to raise the top seal. This is done by removing the aluminum track of the top seal and placing shims underneath, and then putting the aluminum track back in place securely. This raises the top weather seal. We cut a dado in the door to allow for this type of adjustment.

### **3.2 How to Lower Just the Top Seal**

If the door's vertical and lateral position in the jamb is correct and the top of the door still rubs tightly across the header, you can recess the top seal further into the door slab by removing the door from the frame and routing a deeper channel for the weather seal.

### **4.1 How to Raise Just the Bottom Seal**

If the door's vertical and lateral position in the jamb is correct and the bottom of the door still rubs tightly across the threshold, you can raise the bottom seal by removing the door from the frame and routing a deeper channel for the weather seal.

### **4.2 How to Lower the Bottom Weather Seal**

If the top seal is fine and in a good place, you just want to lower the bottom seal. This is done by removing the aluminum track of the bottom seal and placing shims underneath, and then putting the aluminum track back in place securely. This lowers the bottom weather seal. We cut a dado in the door to allow for this type of adjustment.

### **5.1 How to Adjust the Pivot**

Remove the door and re-position the top pivot so it is closer to the center of the door or away from the center of the door depending on which way the door slab needs to be angled to fit better.

Because it may take some work to get the best line-up for the house, the jamb, and the door, **be prepared to remove and stand the door, up to three times if necessary.**





## LIMITED WARRANTY AND DISCLAIMER OF WARRANTIES

- A. PDC warrants to the original purchaser only, that the Products as specified on the Sales Order will be free from defects in workmanship for a period of 2 years from the date of shipment, except weather seals are warranted for a period of 30 days only. BUYER MUST NOTIFY PDC OF ANY DEFECT WITHIN 15 CALENDAR DAYS OF THE DISCOVERY OF AN ALLEGED MANUFACTURING DEFECT. PDC will repair any defects in workmanship covered under this Limited Warranty, or PDC may, at its sole discretion, refund the amount paid by Buyer with respect to the defect in workmanship.
- B. This Limited Warranty is voided if unfinished wood Products are exposed to water or moisture of any kind. Unfinished wood Products must be protected from the elements at all times. Products must be sealed and finished in accord with industry standards for finishing wood products at or before the time of installation.
- C. The Limited Warranty does not cover damage due to any of the following:
- (1) Attempts to repair or alter the Products other than by PDC.
  - (2) Inadequate protection from the elements. Adequate protection from the elements includes, but is not limited to, an overhang extending out at least one-half the distance from the bottom of the door to the bottom of the overhang, and extending at least 3 feet past either side of the door opening. More overhang may be necessary in areas with extreme weather conditions to adequately protect the door. Proper overhang significantly decreases the chances of warping, checking, and delamination caused by the sun and precipitation.
  - (3) Improper handling or on-site storage.
  - (4) Failure to seal all 6 sides and hardware cutouts of the Products. All edges must be sealed immediately after fitting and hanging with the integrity of the finish maintained.
  - (5) Bow or nonalignment in the frame or jamb in which the door is hung, or improper hanging.
  - (6) Failure to perform normal owner's maintenance, including maintaining the finish and weather seals. Weather seals must be periodically inspected and replaced.
  - (7) Damage caused by others or by any cause beyond the control of Seller including but not limited to, damage caused by normal wear and tear, weathering (including corrosion of components in seacoast applications); customer misuse, abuse, neglect or alteration; or, fire, flood, earthquake, storm, tornado or other acts of nature.
  - (8) Shipping damage.
  - (9) Natural variations in the color or texture of the wood, including grain, knots, and variations in the appearance of the Product from factory distressing.
  - (10) Variations or unsatisfactory results in gloss level, texture, or appearance resulting from Buyer's or its Agent's field application of paint or other finishing materials.
  - (11) Panel shrinkage of 1/8 inch or less. (Note: Panels are designed to "float." Temperature changes may cause the wood panels to shrink, leaving an unstained line along the panel edge.)
  - (12) Expansion or swelling of panels or planks of 1/8 inch or less due to varying environmental conditions.
  - (13) Cracks or splits in wood of 1/16 inch or less due to varying environmental conditions.
- D. THE LIABILITY OF PDC UNDER THIS LIMITED WARRANTY IS LIMITED TO REPAIR OF THE DEFECT OR REFUND OF THE AMOUNT PAID BY BUYER, AT THE SOLE OPTION IN THE SOLE DISCRETION OF PDC. THE REMEDY OF REPAIR OR REFUND IS THE EXCLUSIVE REMEDY AVAILABLE TO BUYER. PDC SHALL NOT BE LIABLE FOR LOSS OF PROFITS, LOSS OF USE OF ANY PRODUCTS, LOSS OF TIME, LOSS OF CAPITAL, COST OF SUBSTITUTE MATERIALS, INCONVENIENCE, ATTORNEYS FEES, COMMERCIAL LOSS OR ANY OTHER ECONOMIC DAMAGES, OR FOR ANY INDIRECT, SPECIAL, INCIDENTAL, CONSEQUENTIAL, EXEMPLARY OR PUNITIVE DAMAGES, BASED UPON BREACH OF THIS LIMITED WARRANTY OR ANY IMPLIED WARRANTY, BREACH OF CONTRACT, NEGLIGENCE, STRICT TORT DUTY OR ANY OTHER LEGAL THEORY.
- E. It is not uncommon for a temporary warp condition to occur as the Products adjust to local weather conditions. If the claimed Product defect is warping, PDC may defer, at its sole discretion, repairing or replacing the Product for a period of up to 12 months from the date of claim or installation, whichever is later. This deferral will not be counted against the warranty period.
- F. THIS LIMITED WARRANTY DOES NOT COVER DEFECTS IN MATERIALS OR FAILURES RESULTING FROM ACTS OF GOD, UNREASONABLE OR IMPROPER USE, IMPROPER MAINTENANCE, OR IMPROPER HANDLING, provided, however, that defects in materials may be warranted separately by the manufacturers of such materials.
- G. THIS LIMITED WARRANTY SETS FORTH PDC'S MAXIMUM LIABILITY FOR THE PRODUCTS. EXCEPT AS EXPRESSLY SET FORTH IN THIS SECTION 14, PDC MAKES NO WARRANTIES OF ANY KIND, EXPRESS OR IMPLIED, AND PDC HEREBY EXPRESSLY DISCLAIMS ANY AND ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION, THE IMPLIED WARRANTIES OF MERCHANTABILITY, FITNESS FOR PARTICULAR PURPOSE AND NONINFRINGEMENT. This Limited Warranty gives Buyer specific legal rights, and Buyer may have other rights that vary from state to state. Any other right that Buyer may have is limited in duration to the duration of this Limited Warranty.
- H. The laws in some states restrict or eliminate the rights of manufacturers and distributors of consumer goods to disclaimer limit implied warranties in consequential and incidental damages with respect thereto. If any such laws are found to be applicable, the foregoing disclaimers and limitations on, implied warranties in consequential and incidental damages with respect thereto, to the extent necessary to comply with such legal restriction, shall be disregarded and shall be deemed not to have been made.
- I. PDC will not make any reimbursements for warranty service performed by persons other than PDC.
- J. This Limited Warranty is to the original purchaser and is not transferable.
- K. To make a claim on this Limited Warranty, Buyer should contact the PDC branch location specified on the first page of the Sales Order. Buyer should retain this Sales Order to establish the date and place of purchase. If Buyer has any questions regarding this Limited Warranty, Buyer may call or write to:
- Pivot Door Company, LLC  
1260 Valley Street Unit B  
Colorado Springs, CO 80915
- L. No representative or agent of PDC nor any third-party has authority to change or modify this Limited Warranty in any respect, nor to assume any other obligation of liability on behalf of PDC. This Limited Warranty is limited to the continental United States.



1260 Valley Street

Colorado Springs, CO 80915

(719) 425-4289

# Care and Finishing Guide

This document provides information about how to best care for your pivot door in the long term.

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## Sunlight:

### The Greatest Threat to your Wood Door

In considering how to preserve the life of your pivot door, please understand that the sun—not water, cold, or wind—is the greatest potential threat. The most important step you can take in caring for your door is to protect the wood face from the sun’s UV rays, heat radiation, and visible light. Your door face is made from wood, which is a living material. As a living material, the wood can still move and change shape. Any change in climatic conditions has the potential to cause wood movement. Rain, snow, heat, cold, sitting water, changes in temperature, and changes in humidity all have potential to cause shrinking, warping, or delamination. However, the single most damaging force will be the sun. For this reason, it is important to have sun-blocking features like an overhang or landscaping to keep the sun off of your door as much as possible. It is also important to consider the color of your door’s finish: a darker finish will absorb more sunlight and multiply the potential for issues with wood movement such as

cracking and warping. By finishing the door with at least three coats of a sealer that contains UV blockers and maintaining the sealer with regular attention, you will have the best chance of preserving the wood's shape and color.

## To the Sealer

You have been contracted by the purchaser to seal a pivot door. Because each climate and installation site are unique, we advise our customers to lean heavily on the advice of their local sealing professional, someone familiar with local conditions. We do not provide strict guidelines for how to seal the door, though we offer this Care and Finishing Guide to assist in the finishing process.

### Important Information

1. As a professional located in the region where the door is to be installed, you are in the best position to advise on the treatment and care of a wood door.
2. Pivot Door Company does not require the use of a particular finishing product or brands; however, we do require the customer seal the door for the warranty to be in effect.
3. The more powerful the sealant, the more protected the door will be. Commercial or industrial grade sealers will offer the greatest protection.
4. We advise our customers that a darker finish can lead to problems with wood movement as it will absorb more heat and shrink.
5. We encourage the customer to work with you to create a maintenance plan for the door, including a maintenance schedule.

## Finishing

### Overview

Because Pivot Door Company doors are crafted with only the finest materials, you can choose from a wide variety of stain or paint possibilities. Paint dealers have a broad selection of color chips on hand to demonstrate the look you can achieve when staining fine wood.

If you choose paint instead of stain, you can apply either oil-base or latex resin-base paints over a primer. However, take care in following the finishing instructions provided here. Also, be sure to evaluate the conditions your door must endure, such as direct exposure to severe climates, before deciding on the specific finish to use. All doors must be finished before or at the time of

installation.

**Caution:** Pivot Door Company cannot evaluate all the available paints and stains, nor the customer's specific application requirements. Your paint dealer should know of suitable finish systems that give satisfactory results in your region. It is highly recommended that top quality finishes be selected, and the application instructions on the container be followed explicitly.

## Preparation for Finishing

### 1. Final Sanding

While doors are sanded in the factory, be prepared to perform a minimal amount of sanding in preparation for finishing before applying the first coat of finish. Sand to remove all handling marks, raised grain and other undesirable blemishes by sanding all surfaces with 180 grit sandpaper. To avoid cross-grain scratches, sand with the grain. NOTE: small amounts of grease, oil or pitch can be wiped clean with mineral spirits.

### 2. Cleaning

After sanding, clean door thoroughly with a cloth to remove all dust or foreign material. Do not use caustic or abrasive cleaners.

### 3. Sealing

Doors must be properly sealed prior to installation of hardware and exposure to moisture or weather. Properly finish door immediately before prolonged storage.

### 4. All Six Sides

All surfaces of the door must be properly finished. The edges (top, bottom and sides) should be coated with each and every coat of finish that is applied to the exterior surface of the door. Doors must be dry before finishing.

### 5. Finishing Doors with Glass

On doors that are glazed with clear glass, the finish used should be flowed from the wood slightly onto the glass. This will provide assurance against water leakage and protect the glazing compound "putty" from drying out.

**Note: It is the finisher's responsibility to protect glass prior to and during finishing.** If using tape, conduct a test of the tape being used on a small area of the glass before applying to a large surface. After finishing, remove the tape as soon as possible.

## Exterior Finishing

### Application of Stain

The first finishing coats should be any stain you want to apply. Staining colors the door. Apply stain to the door as per the manufacturer's instruction. Choose a stain with an alkyd-resin base. Under no circumstances should a lacquer-based toner or any other lacquer-based finish be used on exterior doors. We recommend using a UV resistant stain.

### **Application of Sealer**

After staining, apply at least three coats of exterior grade clear finish. Choose a solvent-borne<sup>1</sup> (alkyd resin-base, polyurethane resin-base) clear finish. Choose a sealer that has UV blockers added to protect from the sun. Do not use only a wax or oil. If you use only a wax or penetrating oil (e.g., Tung or Teak), the finish will wear off in a matter of months and your door will be subject to the elements. You want to choose a sealing product (e.g., a polyurethane) that forms a plastic like covering over the wood. Waxes and oils alone do not do this. Be sure to coat all six sides of the door (including sides, faces, top and bottom).

**Note:** Follow product instructions for sanding between coats. All stain-and-clear finishes will perform measurably better if protected from the direct effects of sunlight and weathering, and refinishing will not be required as frequently.

### **Application of Paint Finish**

Either oil-based or latex resin-based exterior grade paints may be used with success on panel doors. Oil-based paints offer more resistance to the passage of water (liquid and vapor) than latex resin-based paints, but the latter have better durability and color retention.

Doors should be sealed with a good quality primer followed by two top coats of either an oil-based or latex resin-based paint. Of course, both primer and top coat should be made by the same manufacturer and designed to be used as a combination.

**Note:** Where possible exposure to direct sun or rain is a factor, to keep your wood doors beautiful they require periodic resealing or painting dependent on weather or moisture exposure. Do not use dark colored stains or paint on doors exposed to sunlight, as some expansion and contraction of door parts may occur. Be sure to coat all six sides of the door (including sides, faces, top and bottom).

### **Finishing Door with Glass Units**

1. Use a silicone or caulking bead (must be compatible with paint) around the perimeter of each glass pane. This will seal the putty and prevent any moisture from running directly into the door.
2. Ensure all finish coats are allowed to flow into the glass area at least 1/16".
3. Ensure all coatings that go on the surface of the door are also applied to the top and bottom.
4. Coat all six sides of the door (including sides, faces, top and bottom).

---

<sup>1</sup> The advantages and disadvantages of solvent-borne vs. water-borne clear finishes are as follows:

**Solvent-Borne Advantages:** Faster drying, harder and more water resistant. May be applied under variable weather conditions. Disadvantages: Subject to ultraviolet degradation and not as flexible or durable as water-borne clear finish.

**Water-Borne Advantages:** Very flexible, greater ultraviolet resistance, and good exterior durability. Disadvantages: Cannot be applied below 50° F, long drying period required, and may not fully cure for several weeks. Water-sensitive until cure is complete.

**Jamb-to-Sill Specifics**

- 1. Caulk at sill-to-jamb leg connection.
- 2. Use corner pads where sill meets jamb.
- 3. Flood flush bolt hole in sill with caulk or silicone.

# Maintenance Schedule

As the purchaser, you are responsible for proper maintenance over the life of the unit. You should work with a local finishing professional to set up a maintenance schedule to reseal the door and jamb on a regular basis, as required by the product you are using.

Maintenance to be performed by:

Name of Professional	
Phone Number	

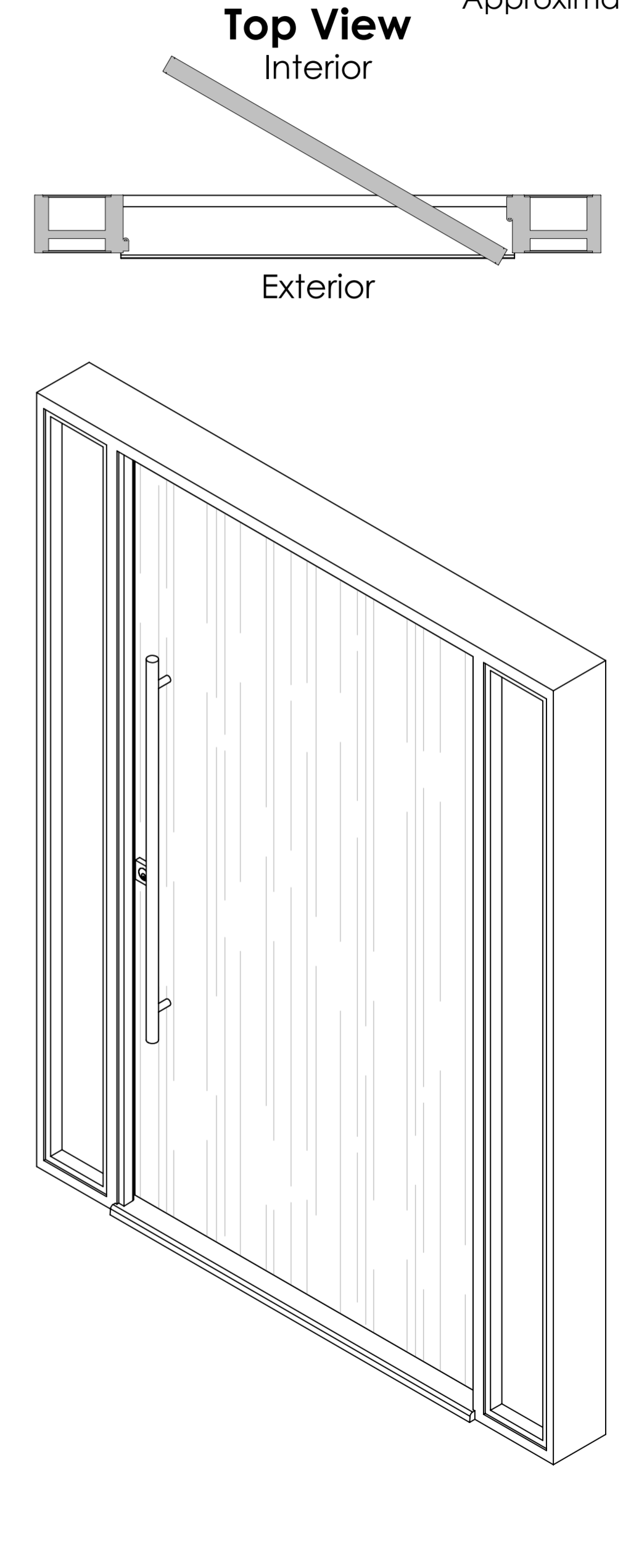
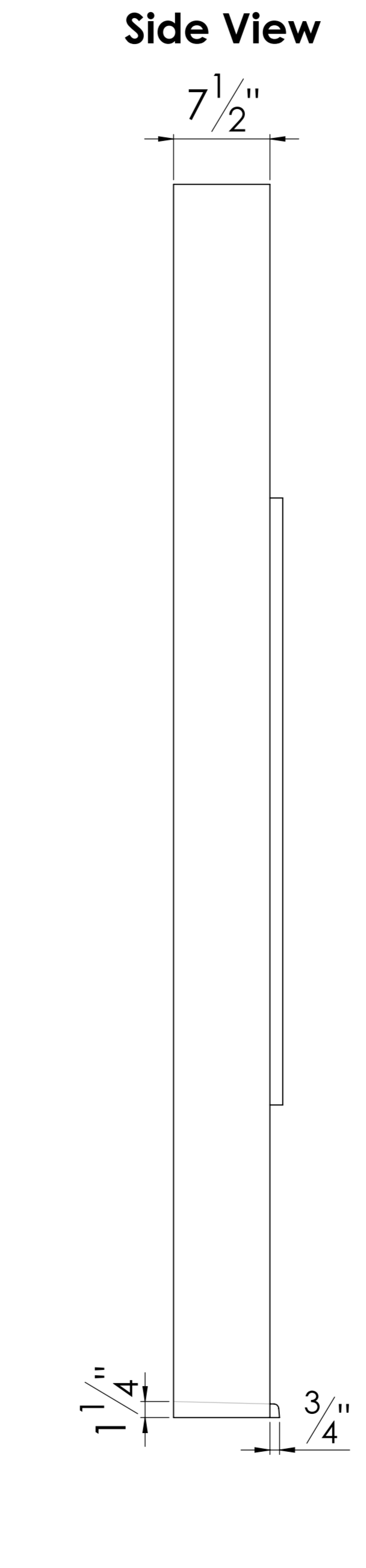
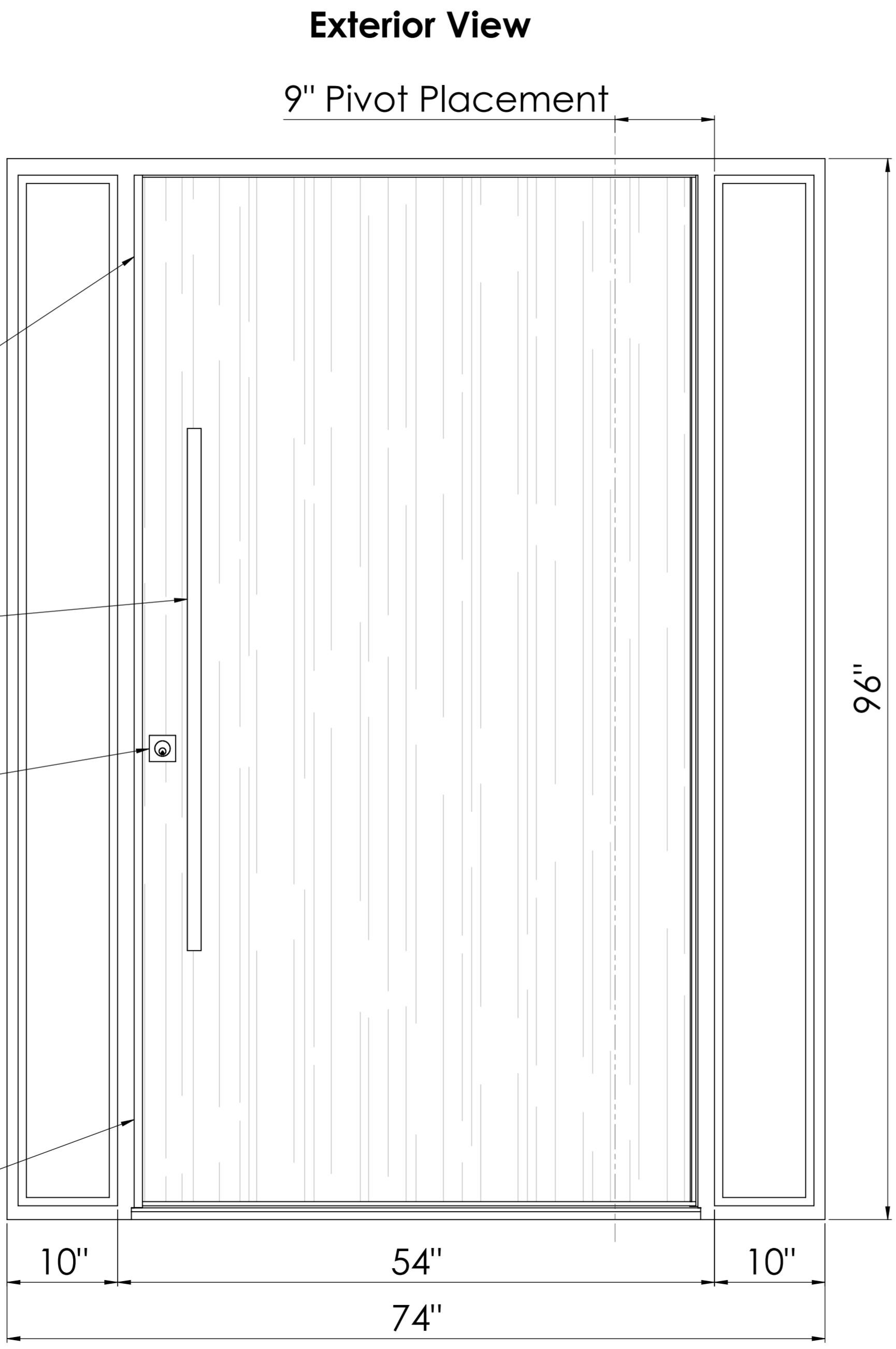
Door Installed on \_\_\_\_\_ Door sealed on \_\_\_\_\_

Maintenance Plan \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Maintenance Visits


All Window/Face  
Dimensions are  
Approximate

- Door Thickness  
2-1/4"
- Wood Type  
Walnut - Veneer  
Vertical Grain
- Magnetic Catch  
Brushed Stainless Steel
- Swing Configuration  
Right-Hand Inswing
- 4FT Modern Bar 3301  
Brushed Stainless Steel
- Emtek Square Deadbolt  
Brushed Stainless Steel  
2-3/8" Backset
- Door & Sidelight Glass  
Frosted
- Door Stop  
Brushed Stainless Steel  
Black Bumper
- Magnetic Catch  
Brushed Stainless Steel
- Threshold  
Type 2  
Black





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# Receiving Instructions

This document presents the key items you need to consider when receiving the shipment of a pivot door. As the purchaser, you affirm that:

- I have a plan of action to receive the door.
- I will make sure I have 4-5 laborers on site to handle receiving the shipment.
- It is my responsibility to unload the crate from the delivery truck.
- I will schedule delivery with the freight carrier within 72 hours.\*
- It is my responsibility to move the crate from the street to the project site.
- I have a place to store the door that is safe and out of the elements.
- I will immediately report any issues with the shipment to Pivot Door Company and the shipper (within 24 hours).
- I will take photos before taking the door out of the crate if there is damage to be reported.
- I understand that if I do not schedule delivery of the shipment within a week of it arriving at my local terminal, I will have to pay daily hold fees.
- I understand that the crate and door leaf crate can be opened with an impact driver, Phillips-head bit.
- I understand the Receiving Instructions.

\* Online tracking indicates when the local terminal receives the door. Do not schedule labor or equipment to receive the door until your local terminal has contacted you to set up a delivery window.

## Pick-up from local terminal

You can coordinate with your local freight terminal to pick-up your crate. They will have the loading capability to forklift it onto your flatbed or trailer. This gives you the ability to avoid long delivery windows and gives you job site flexibility.

## Unloading Shipping Crate from Truck

You have three options for unloading the crate:

1. Unload with Forklift ..... page 2
2. Unload with Lift-gate ..... page 3
3. Unload with No Lift-gate or Forklift ..... page 4

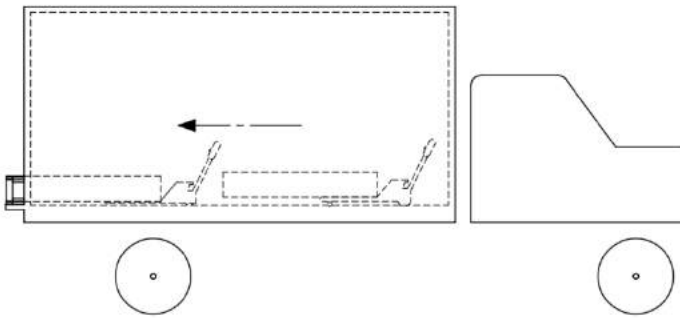


## Proper Storage of the Pivot Door

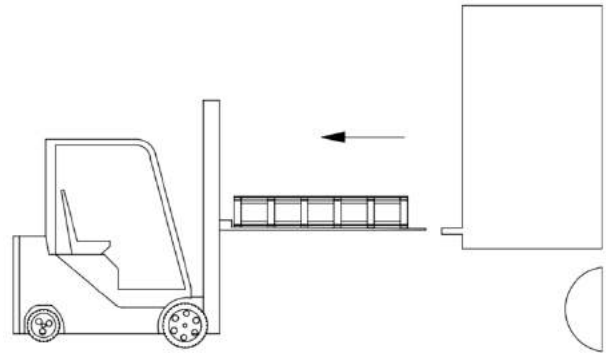
If you do not plan to immediately install the door, you must place the door in a climate-controlled environment to protect the door from the elements, including water, excess heat, high humidity, and physical damage. We advise leaving the door in the door leaf crate and placing the door leaf crate in a climate-controlled room. Be aware: the door leaf crate is not weatherproof. The door crate can be stored flat or on its side.

### Option 1: Unload with Forklift

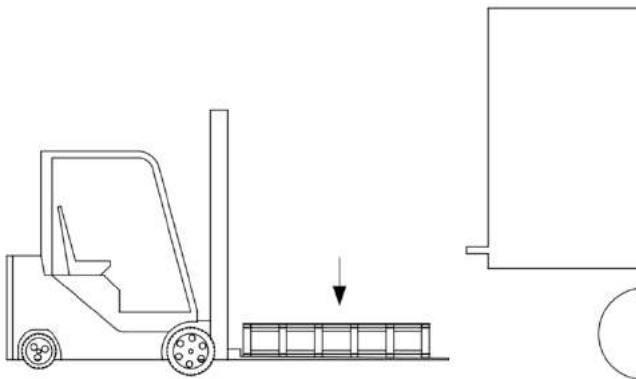
1. Use the truck's pallet jack to push the crate to the edge of truck bed.



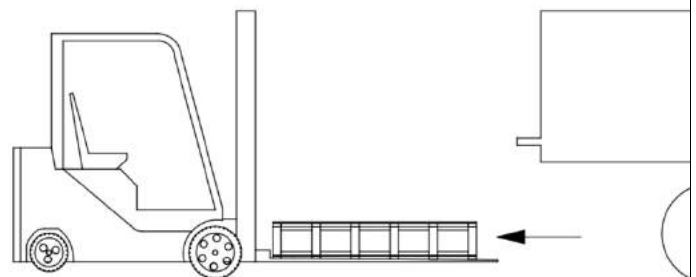
2. Pick up the shipping crate with the forklift and remove the truck bed. Use extensions on the forks.



3. Lower the shipping crate with the forklift. If no fork extensions are available, you might need to hand-balance the hanging end of the crate while lowering.

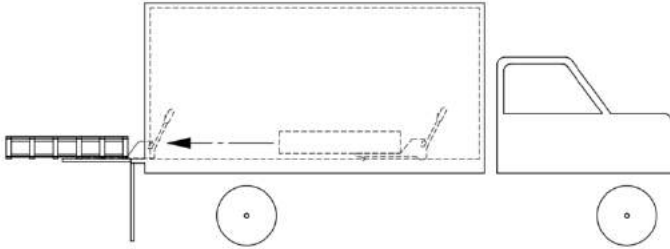


4. Use the forklift to move the shipping crate to the building or use piano dollies or similar equipment if there isn't sufficient room for the forklift to maneuver to the installation site.

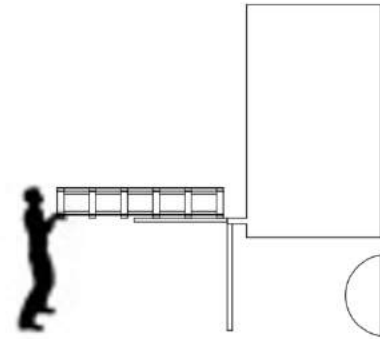


## Option 2: Unload with Lift-gate

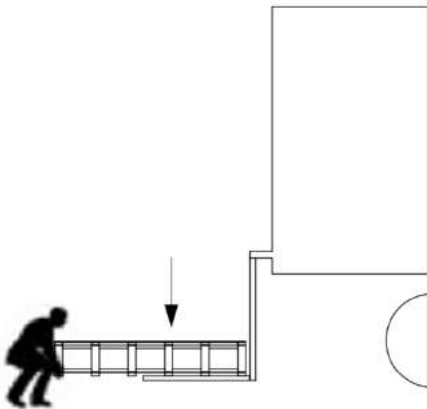
1. Use the truck's pallet jack to push the crate to the edge of the raised lift-gate.



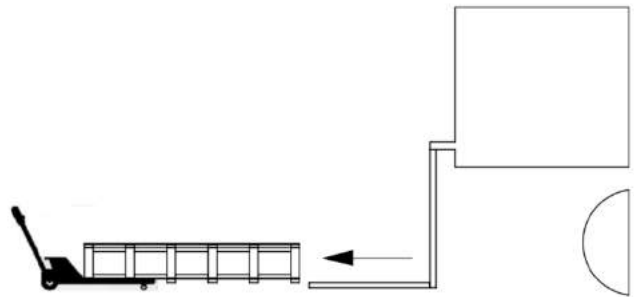
2. Place one end of the crate on the lift-gate while two laborers balance the other end of the shipping crate.



3. While balanced, carefully lower the lift-gate.



1. Use the pallet jack to move the shipping crate off the lift-gate.\*

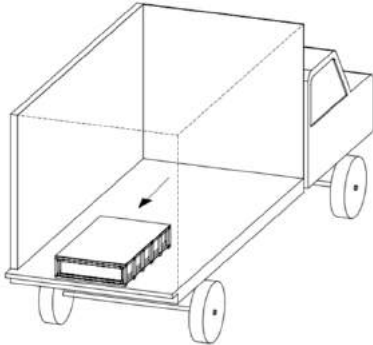


\* With the driver's permission, you can use the shipping company's pallet jack to move the shipping crate into position on the building site. Otherwise, use piano dollies or similar equipment.

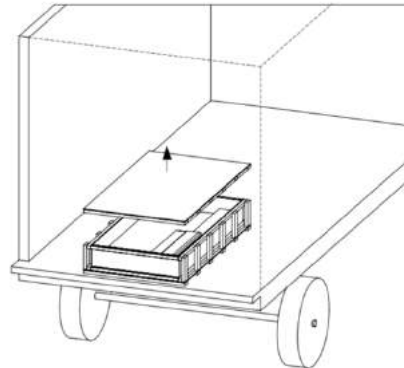
### Option 3: Unload with No Lift-gate or Forklift

If you are unable to load the crate with a lift-gate or forklift, use the following procedure:

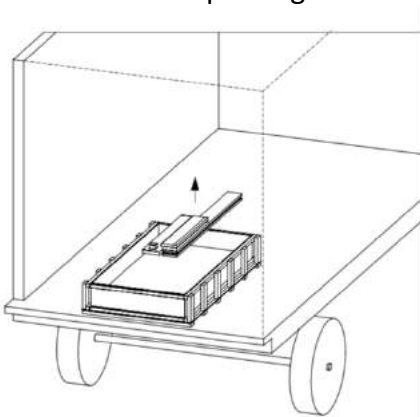
1. Use the truck's pallet jack to push the crate toward the door.



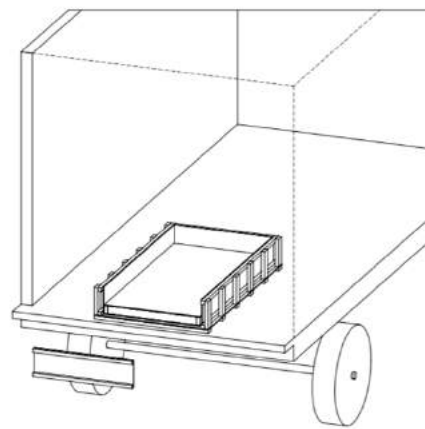
2. Remove the shipping crate lid by backing out screws with an impact driver.



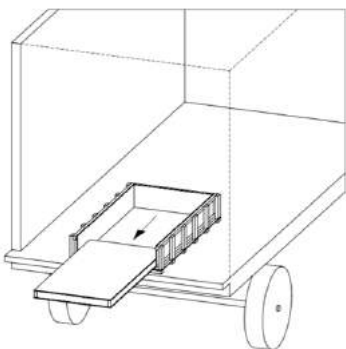
3. Remove all crate contents except the door leaf crate (usually at the bottom of the shipping crate), making sure to account for all items on the packing list.



4. Remove the side of the shipping crate that is nearest to the opening of the truck.



5. Slide the door leaf crate out the open end of the shipping crate into the hands of at least two (2) laborers, leaving one end still balanced on the edge of the truck.



6. With at least four (4) laborers, maneuver the door leaf crate into safe resting place, either by carrying it between them, or by lowering it carefully onto dollies or similar equipment.

