

**FlexiDry**<sup>®</sup>  
Global Ltd

INNOVATORS IN SCREED SCIENCE

**An advanced and  
highly adaptive  
fast-drying screed**

**F0 F1 F2 F3**

- Drying times are **NOT** dependant on a controlled environment
- No curing under polythene – removes H&S risks
- Removes the need for liquid surface DPMs
- Foot traffic after 12 hours



**FlexiDry**<sup>®</sup>

Tel: 0845 555 5656

[www.flexidry.com](http://www.flexidry.com)

## An advanced and highly adaptive fast-drying screed additive

**FlexiDry®** is an advanced and highly adaptive screed system which can be used on a wide range of floor applications. This new innovation in screed science has been specifically designed to deliver optimal performance and quality on a number of fronts:-

### Unique advantages of the **FlexiDry®** Screed System

- Variable dry times of 3, 7, 14 & 21 days which are NOT dependant on controlled temperature of 20°C & 50% RH
- Does not require curing under polythene for 7 days after installation removing H&S risks on site
- Removes the need for liquid surface DPMs
- Light foot traffic after 12 hours
- Greatly reduced shrinkage due to the highly controlled drying process enabling much larger bay sizes
- Better compressive and bending strength properties
- Major cost savings due to the ability to dry the screed in-line with the actual project timescales required to best meet completion dates. This can potentially lead to significant cost savings
- Increased compressive strength (25N/mm<sup>2</sup> or 30N/mm<sup>2</sup>)
- Better compaction enables improved thermal conductivity (perfect with UFH systems).
- Allows reduced thicknesses on top of insulation and UFH systems and therefore uses less screed, so less cement and better for the environment
- No need for mesh reinforcement



#### Disclaimer

All efforts are made to ensure the information is correct at time of publication and is not intended as a particular specification. Description is for guidelines only and responsibility for any loss, damage or injury whatsoever, will remain outside our responsibility.

## How **FlexiDry®** Works

The water/cement value expresses the mass ratio to the cement content of the effective water content within the screed. Therefore the effective water content is the difference between the total water amount in the fresh screed and the water content that is absorbed by the aggregate. The cement needs a certain amount of water for fully setting (hydration). The chemically bonded water is named hydrate water and is about 18-20 % of the cement weight. To produce the cement gel, one needs a water amount that is larger than the chemical bonded water amount. The gel water which is physically bonded is about 15% of the cement weight. Combined with **FlexiDry®** a further part of water molecules is bonded and therefore the chemical and physical bonded water gets fixed. For a full hydration of the cement about 33-35 % of the cement volume is necessary which equals to a water/cement value of 0.33-0.35.

With a water/cement value above 0.35 excessive water remains in the capillary pores and drains. This "excessive" water is responsible for all known disadvantages among others to include porosity, shrinkage and curling of the screed. By using **FlexiDry®** the water amount per mixture is 50 kg of cement depending on workability and remaining moisture of the sand between 9 and 20 litres of water. The analytical water/cement value of 0.35 is at 17.5 litres of water. As further water is bonded and the hydration is accelerated one can understand the shortened time frame to reach workability. With a CM measurement capillary and gel water, react depending on measuring time. After 10 minutes of read-off time about 1% of gel water will react to acetylene gas with calcium carbide. Subtract 1.2% until age of screed of 8 days and 1% until age of screed of 14 days from the measurements.

## Consolidation

The necessary water needed for hydration is embedded at the start in the system and is available for the system for hydration. That means within 25-30 days a bulk of the bonded water is transformed into hydrate products. Especially in the third hydrate phase, the transformation into cement stone takes place. Our measurements showed that about 0.6%-0.75% of the one percent are used for producing cement stone within the time frame. A smaller part is delivered by diffusion. That means that the bonding forces of molecules tend to get weaker. The maker of **FlexiDry®** accepts the warranty for the promised features and the effect of the **FlexiDry®** Form.



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# Frequently Asked Questions about FlexiDry and Floor Screeding



## **What is FlexiDry?**

FlexiDry is an accelerated screed additive which can be used on a wide range of floor applications. The dry time of a FlexiDry screed is not dependant on a controlled temperature of 20 Deg C & 50% RH.

## **What is the difference between FlexiDry F1, F2 and F3?**

It is the same liquid additive but by altering the dosage the dry time of the screed can chosen at 7, 14 or 21 days.

**FlexiDry F0** is a separate liquid additive with a dry time of just 3 days.

## **What is the difference between FlexiDry and standard screeds?**

Depending on the dosage of FlexiDry final floor finishes can be installed after 7, 14 and 21 days. Standard screeds laid at 75mm will take approximately 110 days to dry before final floor finishes can be installed.

## **Is FlexiDry easy to use?**

Being a low concentrated non hazardous liquid it is just added to the screed mixture on site.

## **How much can be laid in one day?**

Depending on the size of the screed team between 100 – 250sm per day.

## **How quickly can I walk on it?**

12 hours to receive light foot traffic. General traffic can go on top of the screed after 48 hours.

## **Is it necessary to cure the screed for 7 days under polythene after it has been laid?**

No, unlike standard sand & cement screed and some fast drying screed additives it does not require curing for 7 days under polythene removing H&S risks on site.

## **Is there any waste issue with FlexiDry?**

No, FlexiDry Screeds are mixed on site so there is minimal wastage.

## **Does the screed have to be laid flat?**

No, unlike flowing floor screeds and traditional sand & cement screeds it can be laid to falls.

## **Can it be used for taking up intolerances?**

Yes it is perfect due to its high compaction it can be laid at thinner depths.



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## FAQs continued....

### **Is FlexiDry Screed water repellent?**

Yes it is water repellent unlike anhydrite and traditional sand & cement screeds.

### **Is the product recyclable?**

FlexiDry additives are completely recyclable and provide a whole life solution which can be recycled and blended with concrete for further use.

### **Do I need to protect the floor from direct traffic?**

We recommend that protection is used to provide optimum performance as it is a levelling screed and not a wearing surface.

If the screed will only have a light traffic then protection could be ignored. FlexiDry Provide a Maintenance Sheet within this Infopack.

### **Does the building have to be watertight?**

Care should be taken to keep the screed dry as re-watering could result in extended dry times.

### **Can I use FlexiDry outside?**

Yes, FlexiDry is suitable for internal & external use.

### **Is FlexiDry suitable for UFH?**

FlexiDry is a perfect screed solution for Underfloor Heating. It provides a good conductor of the heat dissipated from the pipes and due to its high density and easy compaction optimum performance is achieved.

### **What's the difference between Anhydrite and cementitious Screeds?**

Please see the Comparison Sheet in this Infopack.

### **How do I know how much FlexiDry to order?**

We have a calculator to assist you with the quantities required on our website. There is also a mobile option to calculate on your Blackberry or iPhone.

### **How do I know it works?**

It has been used on thousands of installations in the UK and throughout Europe and in the UK it has been adopted by many Tier 1 main contractors and specialist Underfloor Heating installers.

	<b>FlexiDry® Screed System</b>	<b>Flowing floor screed</b>	<b>Traditional sand &amp; cement floor screed</b>
How quickly can the screed dry (based on 75mm)?	7 days using <b>FlexiDry FI</b> which is <b>not</b> dependant on a controlled temperature of 20°C & 50% RH	Average 110 days (dependant on ambient site conditions)	Average 110 days (dependant on ambient site conditions)
How quickly can the floor take foot traffic?	Light foot traffic after 12 hours	24 to 48 hours	24 to 48 hours
Is it necessary to cure the screed under polythene for 7 days after laying?	No – removes associated H&S risks of polythene on site	No	Yes
To achieve different dry times are different products needed?	No – <b>FlexiDry</b> is a liquid based additive so all that needs to be done is to increase or decrease the dosage to reach the required dry time. <b>FlexiDry</b> has three variable dry times from 7, 14 & 21 days to suit project timelines	Yes	Yes
Does changing dry times require technical approval from the Architect or the Design Engineer?	No – eliminates any delay and this feature is a unique benefit only achievable with <b>FlexiDry</b> . Different drying timelines on demand remove the time delay associated with the approval process required when product specifications need to be changed	Yes	Yes
Can bay sizes be increased with this screed system?	Yes – due to the highly controlled drying process this reduces shrinkage and risks of random cracking enabling much larger bay sizes	Yes	No
Is there any waste issue with the screed?	No – <b>FlexiDry</b> Floor Screeds are mixed on site and therefore minimal waste is achieved by giving a huge reduction in nasty landfill	Yes	No
Can the screed improve thermal conductivity?	Yes – better compaction enables improved thermal conductivity (perfect for Underfloor Heating)	No published data	Yes
Are there any environmental advantages in using the product?	Yes – reduced thickness results in less cement being used reducing carbon footprint (1.25 tonnes of CO <sub>2</sub> expelled in the production of every one tonne of cement). Recyclable	No published data	Can be recycled
Is the screed water repellent?	Yes	No	No
Can the screed be used internally and externally?	Yes	No	No
Does the screed have to be laid flat?	No – can be used to lay on falls. Also perfect for taking up intolerances	Yes	No
Logistical advantages	Yes – low concentrated volume reduces handling and transport costs both on and off site	none	none
Performance	<ul style="list-style-type: none"> <li>– very low shrinkage</li> <li>– minimal cracking</li> <li>– will not curl</li> <li>– increased compressive strength</li> </ul>	<ul style="list-style-type: none"> <li>– low shrinkage</li> <li>– minimal cracking</li> <li>– will not curl</li> <li>– increased compressive strength</li> </ul>	<ul style="list-style-type: none"> <li>– shrinks</li> <li>– cracks</li> <li>– curls</li> <li>– n/a</li> </ul>

# Thermal images show cementitious screeds are more efficient than anhydrite screeds

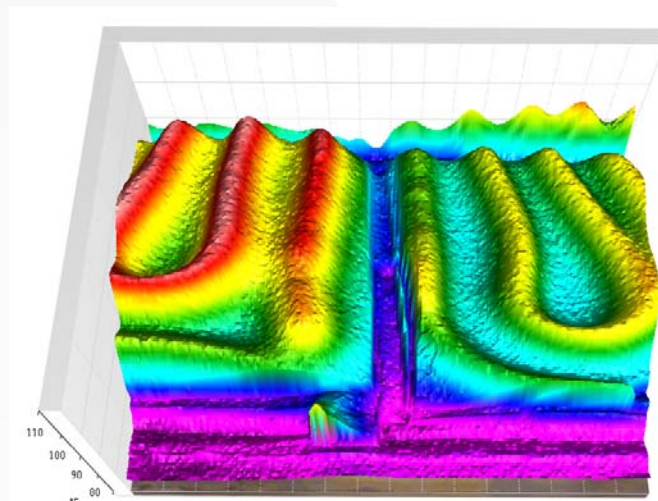
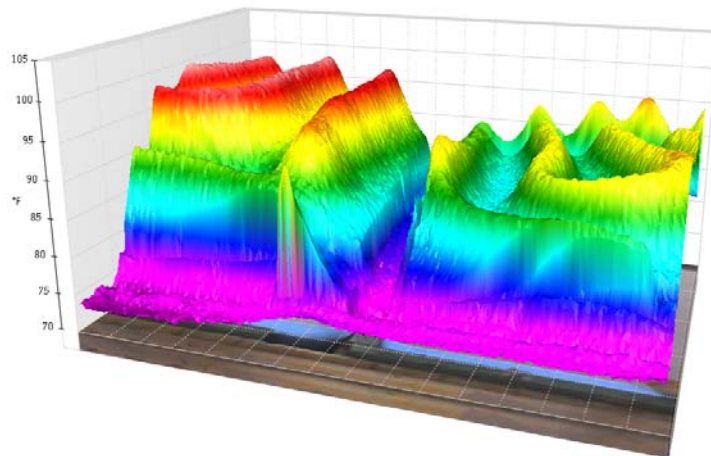


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The images below were produced by a recognised University and show that a cementitious screed is 20 to 30% more efficient as a thermal conductor than an anhydrite screed.

The comparison thermal images shows the heat generated by the UFH pipes. The heat transferred through the cementitious screed can be seen on the left. Whereas with the anhydrite screed, on the right, the heat from the UFH pipes is visible but the screed acts as an insulator rather than a conductor so the heat transfer through the screed is less.



**3 D Thermal Images: FlexiDry Fibre Screed (left), Anhydrite Screed (right)**

# Carbon Emission Reduction for BSF Project

FlexiDry Global Ltd is committed to reduce carbon emissions.

The Building Schools for the Future (BSF) project is running over 20 years and to enable the reduction in the CO<sub>2</sub> emissions associated with the screeding of this project we have recommended a different specification using FlexiDry floor screeds.

The BSF project involves over 4,000 schools with completion scheduled for 2029.

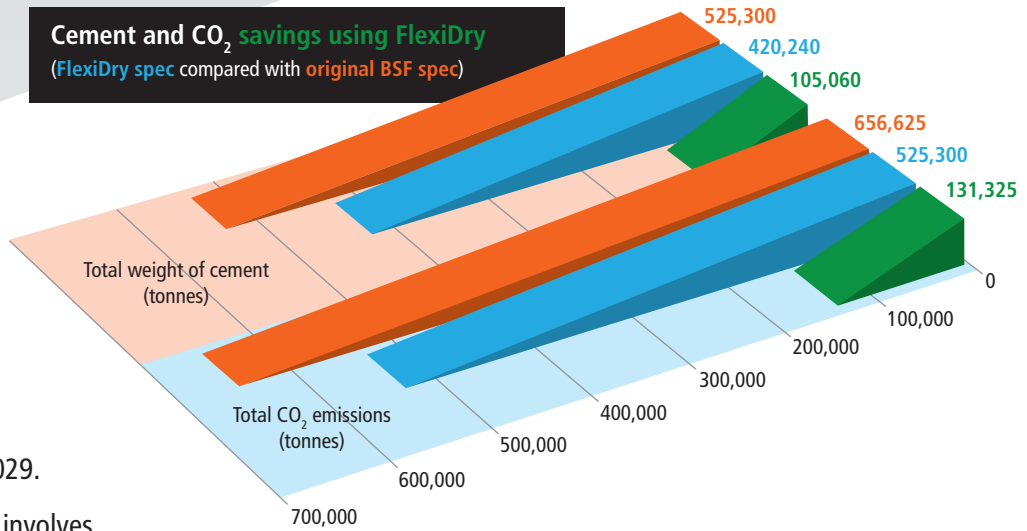
The project started in 2009 and currently involves 2,367 schools. On average we estimate completing the screeding of 200 schools a year with the average job size per school of 5,000 square meters.

For 1 tonne of cement the carbon emission is 1.25 tonne

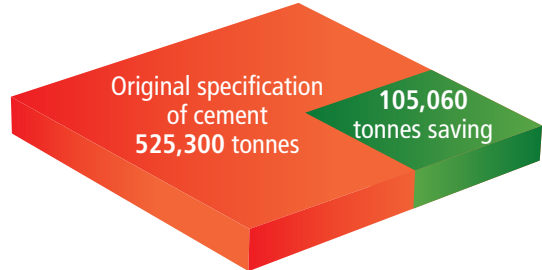
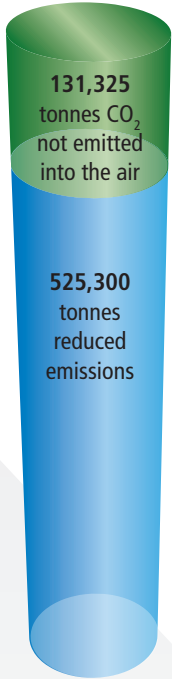
## Single school example – Barnfield South School

This project is within Luton BSF – total area 11,800sm

**Cement and CO<sub>2</sub> savings using FlexiDry**  
(FlexiDry spec compared with original BSF spec)

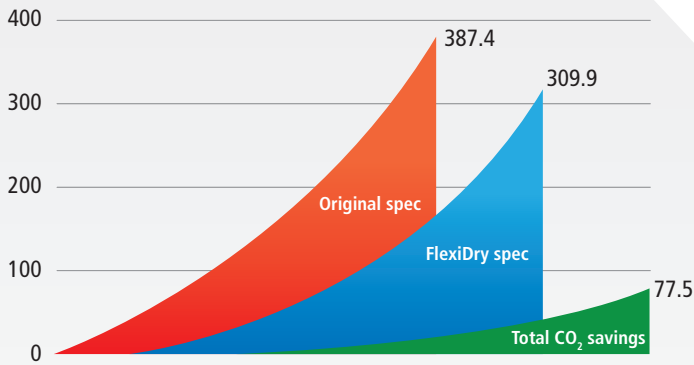


**CO<sub>2</sub> emission savings**  
(the total height of the cylinder is the CO<sub>2</sub> emission for the original spec)

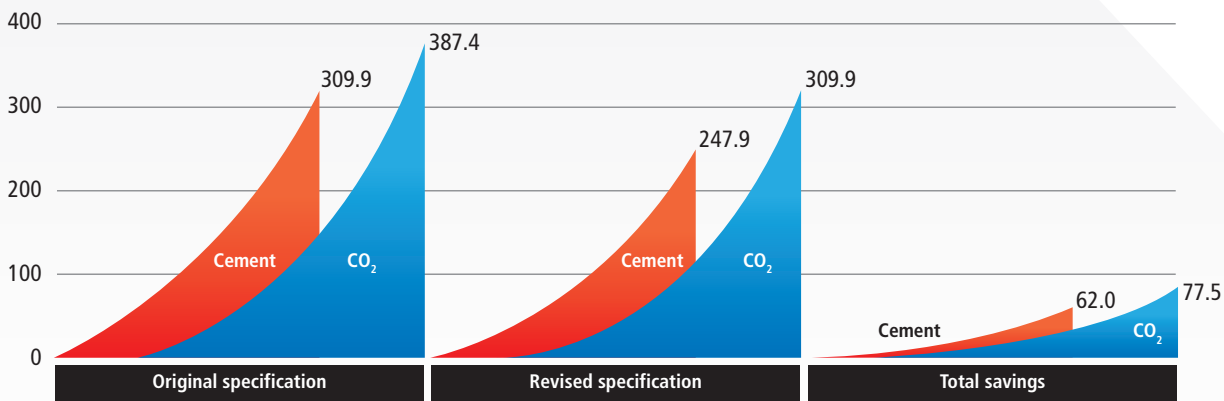


**Total cement savings in tonnes**

**CO<sub>2</sub> emissions comparison in tonnes**



**Cement and CO<sub>2</sub> emissions, showing savings in tonnes**



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# Design Considerations of how to achieve a successful interface between Hydronic (wet) Underfloor Heating and Screed.



Please find the following information that is essential for the successful implementation of floor screeding systems on hydronic (wet) underfloor heating. The terminology of the screed type is important that it remains consistent (wearing screed or leveling screed) with the underfloor heating contractor & M&E designers.

## Design Inputs

The designer would need to describe all types of final flooring, whether it is flexible or rigid, tiles, natural stone, conglomerate, carpet tiles, linoleum, wood flooring, etc.

The locations of columns, protrusions, insets should all be identified and described fully to assist in the definition of joints. This is highly important to mark up onto drawings used by all parties.

The screeding specialist would require information from the designers as to detailed knowledge of the pipe work fixings and whether it will sit on the insulation or to the concrete substrate. The information and detail should be provided for all service access points such as pipe work manifolds.

## Design Outputs

In addition to the M&E / Underfloor heating Contractor outputs, the following should be provided by the architects / specifier to all parties.

Floor construction, all thicknesses relating to total void / depth of final floor finish / insulation depth / screed depth, joint location and any inherent shrinkage allowance.

Full details of proposed screed system(s) such as cementitious, calcium sulphate, fast drying, water reducing, or any other system should be known.

The proposed final flooring finish and the surface finish of the floor screeding system in relation to the final flooring.

All relevant codes of practice and standards.

## Screed Materials

A screed can be described as a layer of material that provides a flat surface to receive final floor finishes at a defined level on a structural base.

There are a number of different terminologies for screed in the industry and it is important that all parties are agreed as to what is expected and what is offered and fit for purpose. Therefore it is important that the proposed floor screeding system(s) falls under BS8204 – Part 1 – 2003 (current standard).

Levelling screed is a suitable finish to provide a level surface to receive final finishes and a wearing screed that is substantial enough to be the final flooring.

The following refers to leveling screeds to avoid confusion and are more popular on underfloor heating systems where insulation is used and the screed construction is floating. This floating system is isolated from other construction components such as walls, pipe penetrations, raised manholes, etc. There are other definitions such as fine concrete screeds which incorporate a greater single sized aggregate and generally used for heavy use and greater depths. There are all types of additives and cement replacements which reduce the risk of cracking, inherent in cementitious products.

## Cement / Sand Screeds

Cement / Sand Screeds are mixed to an earthy, semi-dry consistency in order to achieve the desired workability and reduce the water / cement ratio. The screed should be well compacted and thicknesses greater than 75mm should be compacted in layers of 50mm. The surface finish depends on the type and quality of the sand and can vary dramatically from area to area. The sand would need to conform to BS EN 13139 – 0-4mm grade. Levelling compounds are required to install thin sheet floorings as aggregate can be picked up during installation. The standard thickness of screeds should be a minimum of 75mm for commercial use and 65mm for residential / light use and a minimum coverage of 35mm over the top of the underfloor heating pipe. Cementitious screeds enable improved thermal conductivity due to their compaction. There are numerous modified cementitious screed systems that can be laid at thinner section, such as FlexiDry.

## Design Considerations continued....

### Free Flowing Anhydrite Pumpable Screeds

Free flowing Anhydrite / Hemi Hydrite floor screeding systems are a by-product of the chemical industry and when processed, it forms a gypsum binder and is blended with aggregates and additives. These systems are laid very wet and achieve a dense construction with a low shrinkage value. Free flowing screeds require a degree of preparation to ensure that all joints are taped and perimeter strips are sealed and a tanked system provided to ensure the screed does not weep under the insulation or into cavities, etc. The requirement for minimum depths are 30mm in residential properties and 40mm for commercial but the minimum coverage over the top of the pipes has to be 30mm. It is always best to allow a bit for intolerance in the substrate but always recommend a level survey is carried out prior to commencement.

### Fast Drying Screeds

Program should always be considered and quite often the drying time of floor screeds will not suit the project. The standard drying time is 1mm per day for the first 40 days and 0.5mm per day thereafter. This means a standard 75mm screed could take 110 days to dry, based on 20C. There are many types of additives and cement replacements that can dry from as little as three hours and all the way back to natural but the faster the dry time the more expensive the product. Certain products can also allow a thinner screed to be applied and data sheets should be read in conjunction with BS 8204 – 1 – 2003 (current standard).

### Drying the Screed

#### Cementitious Screeds

Standard cementitious screeds need to be cured for seven days after installation in order to keep moisture in the screed and stop the top drying faster than the bottom. The curing method is a thin polythene layer over the screed and applied the morning after installation; this helps to reduce curling and cracking. This method is often overlooked and generally not required due to cost implications and understanding. The screed needs to be well ventilated and protected from direct sunlight. Forced drying should not be applied as this could lead to a reduction in strength and increased random cracking which could affect final floor installation and lead to failure. Curling can sometimes be reversed by re-watering but this could affect dry times for final finishes. Underfloor heating should not be commissioned until the screed is dry. Follow underfloor heating procedures to commission the system and increase temperature incrementally.

#### Free Flowing Anhydrite Pumpable Screeds

These types of screeds do not require a polythene cure and it is recommended that after three days the screed is exposed to ventilation. Commissioning of underfloor heating can take place after seven days but again on incremental basis and manufacturer's instructions should be followed.

All screeds should be tested prior to installation of sensitive floor coverings and the recognized methods are hair hygrometer or carbide bomb test. 3% moisture content for ceramics and 2% for sensitive coverings.

### Floor Construction

Generally the design should be from the top down rather bottom up in order to consider all finishes will work. The condition of the concrete substrate needs to be checked as preparatory work might be required prior to insulation being installed. Severe undulations and steps could cause voids which will lead to future failure.

The bay sizes may differ in relation to different applied finishes and these should be considered and marked up on drawings to avoid confusion. Movement joints need to be agreed as underfloor heating can aggravate residual moisture in the screed and cause random cracking, so aspect ratios generally 3:1 should be considered and irregular shaped rooms.

It is imperative that all joints are considered and absolute detail confirmed as to the construction and location.

We hope this publication helps to understand the design issues around screeding on underfloor heating. All information deemed correct at time of publication 16<sup>th</sup> November 2009

# How to Achieve Best Results



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The way to achieve best results is to consider the final performance requirement based on the floorzone. Most flooring is designed from the concrete upwards and final floor finishes are generally left as a later decision. Quite often this leads to failure as potentially the requirement in the British Standards of each floor finish are different, leaving joints in the wrong place, no intermediate movement joints, change of usage category, drying time suitability and compatibility, etc, etc. It is therefore best practice to consider designing from the top down, being the final floor finish, back to the concrete substrate.

Our recommendation would be to collate all the requirements from the floorzone and consider all options with their particular design requirements and associated standards. Once this information is complete the design and markup of drawings can be produced. It's always a good idea to have this information shared with all relevant parties in order to achieve best results.

Once all the above has been completed, the screeding installation process can begin as follows:-

1. Check the area is free of debris, materials and trades.
2. Check the area is watertight.
3. Check the correct depth of screed can be achieved by measuring down from the datum level.
4. Ensure the correct depths, movement joints, expansion perimeter strips, acoustic / thermal layers, membranes are in place.
5. Check the specification of the screed mix design.
6. Ensure the mixer is a forced action type such as a pan mixer or screed pump.
7. Dilute the required amount of FlexiDry and disperse the Fibres into the water bucket used for each mix and agitate for two minutes.
8. The mix should be of a plastic consistency.
9. Continue to complete the screeded area.
10. The following day, protection can be installed if high volumes of traffic are expected.
11. Protection to remain in place until final floor finishes are installed.

The technicians at FlexiDry are always available for advice, both by telephone, email or live internet chat.



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**FlexiDry F0**  
**Product Data Sheet**

*for accelerated  
dry time of 3 days*

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## Description

A unique additive enabling accelerated drying and hardening of floor screeding systems. Suitable for bonded, unbonded, floating and heated screeds. Light foot traffic can be achieved within 12 hours and suitable for final floor coverings after 3 days.

## Typical Use

Typically used as a levelling screed to receive finished floor coverings such as tiles, wood flooring, laminate, PVC, natural stone, carpet and a variety of other floor finishes.

## Benefits

- Foot traffic within 12 hours
- Apply final finishes after 3 days
- Easy compaction giving more consolidated molecular structure
- Very low shrinkage allowing larger bay sizes
- Stable performance on underfloor heating
- Better durability
- Water repellent
- Compatible with cementitious compounds and adhesives
- Thinner screeds can be applied
- Logistical advantage due to low volume requirement

## Dosage

175ml of **FlexiDry<sup>®</sup> F<sub>0</sub>** per 25kg of Cement

## Mixing of Material

Materials should be mixed in a forced action mixer such as a screed pump or pan mix. The correct dosage of **FlexiDry<sup>®</sup> F<sub>0</sub>** should be dispersed in a water bucket and added to the correct sand and cement grades. Mixing time should be approximately 2 minutes, ensuring a good distribution of product and water, adjusted to facilitate trowelling. Materials to be read in conjunction with BS8204:1 2003 and relevant codes of practice.

## Laying of the Screed

Screeds are to be mixed, compacted and finished within the open working time and should not be re-agitated. A specialist floor screeding contractor is recommended for the successful application and read in conjunction with BS8204:1 2003.

## Compaction of Screed

The screed should be worked and well compacted. Thickness greater than 75mm would need to be applied in layers of 50mm. Apply the base layer, then roll to compact and rake to provide key for additional layer(s).

## Reinforcement

Fibre or steel mesh reinforcement as required.

Steel or SBR slurry bond to vertical dayjoints.



# F<sub>0</sub>



## Perimeter Expansion/Contraction

10mm polyethylene strip should be used around the perimeter and any columns or fixed points that reflect through the finished screed.

## Bay Sizes

Bay sizes should be read in conjunction with final floor finish guides and pre-determined on the drawings. To be read in conjunction with correct codes of practice.

## Temperature and Humidity

Low or extremely high processing and underground temperature and/or high humidity may result in longer drying and setting times. By acceleration of the hydration the different building site conditions are almost regulated. Relative humidity of the air is essential and a general test should be done to check the remaining moisture ahead of working with steam-proof toppings.

## Safety Information

See separate safety data sheet.

## Product information

Material	Additive, modified polycarboxylate in water
Bulk density	Approx. 1.1 g/cm <sup>3</sup>
Shape	Liquid
Colour	Light yellow
Label according to Hazardous good regulation sheet (GGVS) Hazardous material regulation (GefStdN) Further information see Safety information	Non-hazardous goods Irritating
Storage	Keep between 5°C and 30°C
Shelf life	At least 9 months from delivery date
Packaged size	Plastic drums of 5 and 20 litres
Consumption	175ml per 25kg of cement
Consistencies	Mix to an earthy consistency
Recommended thickness	Minimum – 25mm for bonded screed; Minimum – 40mm for unbonded screed; Minimum – 60mm for floating and heated screeds. Minimum over pipework – 30mm
Working temperature	+5°C to +30°C
Mixing	Forced action mixer Pan/Screed Pump
Pumping	Pneumatic
Mortar-consistency	Adjust to facilitate trowelling
Open working time	Approx. 60-90 minutes depending on dosage
Light Foot Traffic	12 hours
Dry Time <b>Fo</b>	3 days

*A unique additive enabling accelerated drying and hardening of floor screeding systems.*



## How *FlexiDry*<sup>®</sup> *F<sub>0</sub>* Works

The water/cement value expresses the mass ratio to the cement content of the effective water content within the screed. Therefore the effective water content is the difference between the total water amount in the fresh screed and the water content that is absorbed by the aggregate. The cement needs a certain amount of water for fully setting (hydration). The chemically bonded water is named hydrate water and is about 18-20 % of the cement weight. To produce the cement gel, one needs a water amount that is larger than the chemical bonded water amount. The gel water which is physically bonded is about 15% of the cement weight. Combined with *FlexiDry*<sup>®</sup> *F<sub>0</sub>* a further part of water molecules is bonded and therefore the chemical and physical bonded water gets fixed. For a full hydration of the cement about 33-35 % of the cement volume is necessary which equals to a water/cement value of 0.33-0.35.

With a water/cement value above 0.35 excessive water remains in the capillary pores and drains. This "excessive" water is responsible for all known disadvantages among others to include porosity, shrinkage and curling of the screed. By using *FlexiDry*<sup>®</sup> *F<sub>0</sub>* the water amount per mixture is 50 kg of cement depending on workability and remaining moisture of the sand between 9 and 20 litres of water. The analytical water/cement value of 0.35 is at 17.5 litres of water. As further water is bonded and the hydration is accelerated one can understand the shortened time frame to reach workability.

With a CM measurement capillary and gel water, react depending on measuring time. After 10 minutes of read-off time about 1% of gel water will react to acetylene gas with calcium carbide. Subtract 1.2% until age of screed of 8 days and 1% until age of screed of 14 days from the measurements.

## Consolidation

The necessary water needed for hydration is embedded at the start in the system and is available for the system for hydration. That means within 25-30 days a bulk of the bonded water is transformed into hydrate products. Especially in the third hydrate phase, the transformation into cement stone takes place. Our measurements showed that about 0.6%-0.75% of the one percent are used for producing cement stone within the time frame. A smaller part is delivered by diffusion. That means that the bonding forces of molecules tend to get weaker. The maker of *FlexiDry*<sup>®</sup> *F<sub>0</sub>* accepts the warranty for the promised features and the effect of the *FlexiDry*<sup>®</sup> *F<sub>0</sub>* Formula.

## Testing of the screed

**Moisture testing:** The recognised testing method for *FlexiDry*<sup>®</sup> floor screed is the CM Moisture Test Method which should always be carried out before laying sensitive floor coverings. This can be completed with either a Tramex CRH Meter (non-destructive) or using a Calcium Carbide Moisture Tester (destructive).

**Strength testing:** The recognised testing method for *FlexiDry*<sup>®</sup> Floor Screeds is a BRE Drop Hammer Test in compliance with the current standard of BS8204:1 2003.

## Disclaimer

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## Safety Data Sheet – **FlexiDry**<sup>®</sup> **F0**

### 1. GENERAL PRECAUTIONS

Avoid any eye contact or long-term skin contact. In case of eye contact clean and rinse out your eyes thoroughly with water and seek medical advice. In case of skin contact, remove your clothes and wash with water and soap. Wear appropriate eye and hand protection when handling the product. If swallowed see a doctor and show him the safety sheet and the product information.

This information is only usable combined with the technical data sheet.

#### Chemical characteristics:

Compound, made of: Polycarboxylatether, modified Hydrocarbons, Polyglycogen, Naphthalene-sulphonate

Safety Data Sheet dated 16/02/2010, version 1

### 2. DESIGNATION OF PRODUCT AND COMPANY

Trade name: **FlexiDry**<sup>®</sup> **F0**

Product type and use: Special accelerated screed drying additive.

Supplier: FlexiDry Global Limited

Emergency telephone number of the company and/or of an authorised advisory centre: **0845 555 5656**

### 3. HAZARDS IDENTIFICATION

If brought into contact with the eyes, the product causes irritation that may last for over 24 hours, if inhaled, it causes irritation to the airways, and if brought into contact with the skin it causes significant inflammation with erythema, scabs and oedema.

If brought into contact with the skin, the product may cause sensitisation of the skin.

### 4. FIRST-AID MEASURES

#### Contact with skin:

Areas of the body that have – or are only even suspected of having – come into contact with the product must be rinsed immediately with plenty of running water and possibly with soap.

#### Contact with eyes:

Wash immediately and thoroughly with running water, keeping eyelids raised, for at least 10 minutes. Following this, protect the eyes with sterile gauze or a clean, dry, handkerchief.

**OBTAIN A MEDICAL EXAMINATION.**

#### Swallowing:

Wash the mouth thoroughly and drink plenty of water. In case of disease consult a physician immediately and present this safety-data sheet.

### 5. FIRE FIGHTING MEASURES

The product does not present a fire hazard.

#### Extinguishers not to be used:

None in particular.

### 6. MEASURES IN CASE OF ACCIDENTAL RELEASE

#### Measures for personal safety:

None in particular

#### Environmental measures:

None in particular.

#### Cleaning methods:

Rapidly recover the product. To so do, wear protective clothing. Scoop into containers and seal for disposal.

After the product has been recovered, rinse the area and materials involved with water.

# Safety Data Sheet – FlexiDry® F0

## 7. HANDLING AND STORAGE

### Handling precautions:

Avoid contact with skin and eyes and exposure to high dust concentration.

### Incompatible materials:

Keep away from water or from damp surroundings.

### Storage conditions:

Always keep the containers tightly closed.

### Instructions as regards storage premises:

Adequately ventilated premises.

## 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

Give adequate ventilation to the premises where the product is stored and/or handled.

### Respiratory protection:

Not needed for normal use.

### Protection for hands:

Use protective gloves.

### Eye protection:

Safety glasses.

### Protection for skin:

Use clothing that provides comprehensive protection to the skin.

## 9. PHYSICAL AND CHEMICAL PROPERTIES

Appearance: Liquid

Colour: Light yellow

Odour: Slight

## 10. STABILITY AND REACTIVITY

### Conditions to avoid:

Stable under normal conditions.

## 12. ECOLOGICAL INFORMATION

Adopt sound working practices, so that the product is not released into the environment.

## 13. DISPOSAL CONSIDERATIONS

Recover if possible. In so doing, comply with the local and national regulations currently in force.

## 14. TRANSPORT INFORMATION

UN Number: ==

Rail/Road (RID/ADR): non-dangerous goods

Sea (IMO/IMDG): non-dangerous goods

Air (ICAO/IATA): non-dangerous goods

## 15. REGULATORY INFORMATION

Classification and Labelling according to EC Directive 99/45:

### Symbols:

X Irritant

### R Phrases:

R36/37/38 Irritating to eyes, respiratory system and skin.

R43 May cause sensitization by skin contact.

### S Phrases:

S22 Do not breathe dust.

S26 In case of contact with eyes, rinse immediately with plenty of water and seek medical advice.

S24/25 Avoid contact with skin and eyes.

S36/37 Wear suitable protective clothing.

## 16. OTHER INFORMATION

### Main bibliographic sources:

NIOSH – Registry of toxic effects of chemical substances (1983)

ECDIN – Environmental Chemicals Data and Information Network – Joint Research Centre,

Commission of the European Communities

ACGIH – Threshold Limit Values (2000)

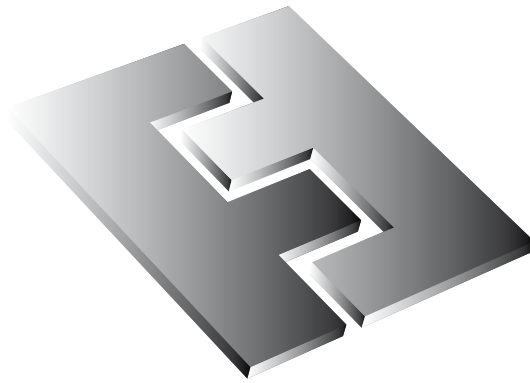
SAX'S – Dangerous properties of industrial materials – Tenth Edition

The information contained herein is based on our state of knowledge at the above-specified date. It refers solely to the product indicated and constitutes no guarantee of particular quality.

It is the duty of the user to ensure that this information is appropriate and complete with respect to the specific use intended.

This MSDS cancels and replaces any preceding release.

Tel: 0845 555 5656 [www.flexidry.com](http://www.flexidry.com)



**FlexiDry**®  
Global Ltd

INNOVATORS IN SCREED SCIENCE



## **Product Data Sheet**

*for accelerated dry times  
of 7, 14 & 21 days*

Tel: 0845 555 5656 [www.flexidry.com](http://www.flexidry.com)

## Description

A unique additive enabling accelerated drying and hardening of floor screeding systems. Suitable for bonded, unbonded, floating and heated screeds. Light foot traffic can be achieved within 12 hours and suitable for final floor coverings within the timescales stated on the dosage chart.

## Typical Use

Typically used as a levelling screed to receive finished floor coverings such as tiles, wood flooring, laminate, PVC, natural stone, carpet and a variety of other floor finishes.

## Benefits

- Foot traffic within 12 hours
- Apply final finishes within 7-21 days depending on dosage
- Easy compaction giving more consolidated molecular structure
- Very low shrinkage allowing larger bay sizes
- Stable performance on underfloor heating
- Mixed economy of scale (costs) as one product can be adjusted to facilitate dry times
- Better durability
- Water repellent
- Compatible with cementitious compounds and adhesives
- Thinner screeds can be applied
- Logistical advantage due to low volume requirement

## Dosage

**F<sub>1</sub>** (7 days): 175ml of **FlexiDry**<sup>®</sup> per 25kg of Cement

**F<sub>2</sub>** (14 days): 125ml of **FlexiDry**<sup>®</sup> per 25kg of Cement

**F<sub>3</sub>** (21 days): 85ml of **FlexiDry**<sup>®</sup> per 25kg of Cement

## Mixing of Material

Materials should be mixed in a forced action mixer such as a screed pump or pan mix. The correct dosage of **FlexiDry**<sup>®</sup> should be dispersed in a water bucket and added to the correct sand and cement grades. Mixing time should be approximately 2 minutes, ensuring a good distribution of product and water, adjusted to facilitate trowelling. See dosage chart above for **FlexiDry**<sup>®</sup> quantities. Materials to be read in conjunction with BS8204:1 2003 and relevant codes of practice.

## Laying of the Screed

Screeds are to be mixed, compacted and finished within the open working time and should not be re-agitated. A specialist floor screeding contractor is recommended for the successful application and read in conjunction with BS8204:1 2003.

## Compaction of Screed

The screed should be worked and well compacted. Thickness greater than 75mm would need to be applied in layers of 50mm. Apply the base layer, then roll to compact and rake to provide key for additional layer(s).



**F<sub>1</sub>** **F<sub>2</sub>** **F<sub>3</sub>**



## Reinforcement

Fibre or steel mesh reinforcement as required.

Steel or SBR slurry bond to vertical dayjoints.

## Perimeter Expansion/Contraction

10mm polyethylene strip should be used around the perimeter and any columns or fixed points that reflect through the finished screed.

## Bay Sizes

Bay sizes should be read in conjunction with final floor finish guides and pre-determined on the drawings. To be read in conjunction with correct codes of practice.

## Temperature and Humidity

Low or extremely high processing and underground temperature and/or high humidity may result in longer drying and setting times. By acceleration of the hydration the different building site conditions are almost regulated. Relative humidity of the air is essential and a general test should be done to check the remaining moisture ahead of working with steam-proof toppings.

## Safety Information

See separate safety data sheet.

## Product information

Material	Additive, modified polycarboxylate in water
Bulk density	Approx. 1.1 g/cm <sup>3</sup>
Shape	Liquid
Colour	Black/brown
Label according to Hazardous good regulation sheet (GGVS) Hazardous material regulation (GefStdN) Further information see Safety information	Non-hazardous goods Irritating
Storage	Keep between 5°C and 30°C
Shelf life	At least 9 months from delivery date
Packaged size	Plastic drums of 5 and 20 litres
Consumption	See Dosage Table (mixed)
Consistencies	Mix to an earthy consistency
Recommended thickness	Minimum – 25mm for bonded screed; Minimum – 40mm for unbonded screed; Minimum – 60mm for floating and heated screeds. Minimum over pipework – 30mm
Working temperature	+5°C to +30°C
Mixing	Forced action mixer Pan/Screed Pump
Pumping	Pneumatic
Mortar-consistency	Adjust to facilitate trowelling
Open working time	Approx. 60-90 minutes depending on dosage
Light Foot Traffic	12 hours
Dry Time <b>F<sub>1</sub></b>	7 days
Dry Time <b>F<sub>2</sub></b>	14 days
Dry Time <b>F<sub>3</sub></b>	21 days

*A unique additive  
enabling accelerated  
drying and  
hardening of floor  
screeding systems.*



## How *FlexiDry*<sup>®</sup> Works

The water/cement value expresses the mass ratio to the cement content of the effective water content within the screed. Therefore the effective water content is the difference between the total water amount in the fresh screed and the water content that is absorbed by the aggregate. The cement needs a certain amount of water for fully setting (hydration). The chemically bonded water is named hydrate water and is about 18-20 % of the cement weight. To produce the cement gel, one needs a water amount that is larger than the chemical bonded water amount. The gel water which is physically bonded is about 15% of the cement weight. Combined with *FlexiDry*<sup>®</sup> a further part of water molecules is bonded and therefore the chemical and physical bonded water gets fixed. For a full hydration of the cement about 33-35 % of the cement volume is necessary which equals to a water/cement value of 0.33-0.35.

With a water/cement value above 0.35 excessive water remains in the capillary pores and drains. This "excessive" water is responsible for all known disadvantages among others to include porosity, shrinkage and curling of the screed. By using *FlexiDry*<sup>®</sup> the water amount per mixture is 50 kg of cement depending on workability and remaining moisture of the sand between 9 and 20 litres of water. The analytical water/cement value of 0.35 is at 17.5 litres of water. As further water is bonded and the hydration is accelerated one can understand the shortened time frame to reach workability.

With a CM measurement capillary and gel water, react depending on measuring time. After 10 minutes of read-off time about 1% of gel water will react to acetylene gas with calcium carbide. Subtract 1.2% until age of screed of 8 days and 1% until age of screed of 14 days from the measurements.

## Consolidation

The necessary water needed for hydration is embedded at the start in the system and is available for the system for hydration. That means within 25-30 days a bulk of the bonded water is transformed into hydrate products. Especially in the third hydrate phase, the transformation into cement stone takes place. Our measurements showed that about 0.6%-0.75% of the one percent are used for producing cement stone within the time frame. A smaller part is delivered by diffusion. That means that the bonding forces of molecules tend to get weaker. The maker of *FlexiDry*<sup>®</sup> accepts the warranty for the promised features and the effect of the *FlexiDry*<sup>®</sup> Formula.

## Testing of the screed

**Moisture testing:** The recognised testing method for *FlexiDry*<sup>®</sup> floor screed is the CM Moisture Test Method which should always be carried out before laying sensitive floor coverings. This can be completed with either a Tramex CRH Meter (non -destructive) or using a Calcium Carbide Moisture Tester (destructive).

**Strength testing:** The recognised testing method for *FlexiDry*<sup>®</sup> Floor Screeds is a BRE Drop Hammer Test in compliance with the current standard of BS8204:1 2003.



**FlexiDry**<sup>®</sup>  
Global Ltd

INNOVATORS IN SCREED SCIENCE

Tel: **0845 555 5656**

[www.flexidry.com](http://www.flexidry.com)

## Disclaimer

All efforts are made to ensure the information is correct at time of publication and is not intended as a particular specification. Description is for guidelines only and responsibility for any loss, damage or injury whatsoever, will remain outside our responsibility.



**FlexiDry**<sup>®</sup>  
Global Ltd

INNOVATORS IN SCREED SCIENCE

## Safety Data Sheet – **FlexiDry**<sup>®</sup>

### 1. GENERAL PRECAUTIONS

Avoid any eye contact or long-term skin contact. In case of eye contact clean and rinse out your eyes thoroughly with water and seek medical advice. In case of skin contact, remove your clothes and wash with water and soap. Wear appropriate eye and hand protection when handling the product. If swallowed see a doctor and show him the safety sheet and the product information.

This information is only usable combined with the technical data sheet.

#### **Chemical characteristics:**

Compound, made of: Polycarboxylatether, modified Hydrocarbons, Polyglycogen, Naphthalene-sulphonate

Safety Data Sheet dated 16/02/2010, version 3

### 2. DESIGNATION OF PRODUCT AND COMPANY

Trade name: **FlexiDry**<sup>®</sup>

Product type and use: Special accelerated screed drying additive.

Supplier: FlexiDry Global Limited

Emergency telephone number of the company and/or of an authorised advisory centre: **0845 555 5656**

### 3. HAZARDS IDENTIFICATION

If brought into contact with the eyes, the product causes irritation that may last for over 24 hours, if inhaled, it causes irritation to the airways, and if brought into contact with the skin it causes significant inflammation with erythema, scabs and oedema.

If brought into contact with the skin, the product may cause sensitisation of the skin.

### 4. FIRST-AID MEASURES

#### **Contact with skin:**

Areas of the body that have – or are only even suspected of having – come into contact with the product must be rinsed immediately with plenty of running water and possibly with soap.

#### **Contact with eyes:**

Wash immediately and thoroughly with running water, keeping eyelids raised, for at least 10 minutes. Following this, protect the eyes with sterile gauze or a clean, dry, handkerchief.

**OBTAIN A MEDICAL EXAMINATION.**

#### **Swallowing:**

Wash the mouth thoroughly and drink plenty of water. In case of disease consult a physician immediately and present this safety-data sheet.

### 5. FIRE FIGHTING MEASURES

The product does not present a fire hazard.

#### **Extinguishers not to be used:**

None in particular.

### 6. MEASURES IN CASE OF ACCIDENTAL RELEASE

#### **Measures for personal safety:**

None in particular

#### **Environmental measures:**

None in particular.

#### **Cleaning methods:**

Rapidly recover the product. To so do, wear protective clothing. Scoop into containers and seal for disposal.

After the product has been recovered, rinse the area and materials involved with water.

## 7. HANDLING AND STORAGE

### Handling precautions:

Avoid contact with skin and eyes and exposure to high dust concentration.

### Incompatible materials:

Keep away from water or from damp surroundings.

### Storage conditions:

Always keep the containers tightly closed.

### Instructions as regards storage premises:

Adequately ventilated premises.

## 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

Give adequate ventilation to the premises where the product is stored and/or handled.

### Respiratory protection:

Not needed for normal use.

### Protection for hands:

Use protective gloves.

### Eye protection:

Safety glasses.

### Protection for skin:

Use clothing that provides comprehensive protection to the skin.

## 9. PHYSICAL AND CHEMICAL PROPERTIES

Appearance: Liquid

Colour: Black/brown

Odour: Slight

## 10. STABILITY AND REACTIVITY

### Conditions to avoid:

Stable under normal conditions.

## 12. ECOLOGICAL INFORMATION

Adopt sound working practices, so that the product is not released into the environment.

## 13. DISPOSAL CONSIDERATIONS

Recover if possible. In so doing, comply with the local and national regulations currently in force.

## 14. TRANSPORT INFORMATION

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Classification and Labelling according to EC Directive 99/45:

### Symbols:

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R36/37/38 Irritating to eyes, respiratory system and skin.

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**FlexiDry**<sup>®</sup>  
Global Ltd  
INNOVATORS IN SCREED SCIENCE

# Mixing Instructions – *F0*

## Mixing of Material

Materials should be mixed in a forced action mixer such as a screed pump or pan mix. The correct dosage of FlexiDry should be dispersed in a water bucket and added to the correct sand and cement grades (see below). Mixing time should be approximately 2 minutes, ensuring a good distribution of product and water, adjusted to facilitate trowelling. Materials to be read in conjunction with BS8204:1 2003 and relevant codes of practice.

## Dosage

*F0* (3 days): 175ml of FlexiDry per 25kg of Cement

## Compatible Cements

**CEM I:** CEM I 32,5 R or CEM I 42,5 N (sd)



# Mixing Instructions



**FlexiDry**<sup>®</sup>  
Global Ltd

INNOVATORS IN SCREED SCIENCE

## Mixing of Material

Materials should be mixed in a forced action mixer such as a screed pump or pan mix. The correct dosage of FlexiDry should be dispersed in a water bucket and added to the correct sand and cement grades. Mixing time should be approximately 2 minutes, ensuring a good distribution of product and water, adjusted to facilitate trowelling. See dosage chart above for FlexiDry quantities. Materials to be read in conjunction with BS8204:1 2003 and relevant codes of practice.

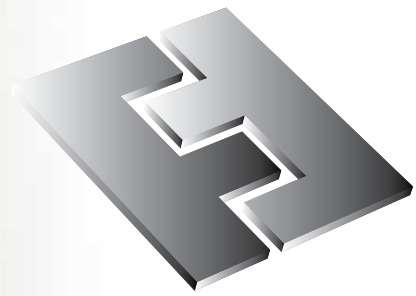
## Dosage

**F1** (7 days): 175ml of FlexiDry per 25kg of Cement

**F2** (14 days): 125ml of FlexiDry per 25kg of Cement

**F3** (21 days): 85ml of FlexiDry per 25kg of Cement





**FlexiDry**<sup>®</sup>  
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## **Floor Screed Maintenance Sheet**

Cementitious levelling screeds are designed to provide a level surface in which to apply carpet, tiles, natural stone, linoleum, wood flooring, etc. and do not serve as a wearing course for direct traffic.

Generally these are laid to SR1, SR2 and SR3 in compliance with BS8204:1 2003. SR1 is the highest quality and is usually achieved by applying a smoothing levelling compound to accommodate thin sheet flooring finishes at an additional cost.

### **Understanding Temporary Screed Protection**

This document is designed to help our clients understand the requirement for temporary screed protection to achieve best possible performance of the chosen system. Lack of protection will result in wear to the integrity of the screed, particularly at an early stage (whilst green) and will continue to breakdown over time. Direct impact to the screed surface will also result in localised damage. Failure to provide protection will affect the performance of the screed and void any warranty agreements in place.

### **Trafficking – taking away the confusion**

There often appears to be confusion in data provided for the trafficking of cementitious levelling floor screeds and we confirm that with the addition of FlexiDry screed additive generally after 12 hours light foot traffic can proceed but there would still be a requirement for protection to stop direct wear and impact damage. (Please refer back to specific data sheets provided by the manufacturers for the traffic times of other screed types).

### **Final Screed Strength**

Most levelling screeds, whether standard or fast drying, will not reach final strength until 28 days has expired in usual circumstances. Point loadings and substrate conditions should always be considered and recommend that any heavy loading requirement should be calculated by qualified structural engineers.

It is therefore very important that the protection is considered and who will be responsible to install such protection. It is also important to ensure the protection is maintained until final finishes are installed. Care should be taken as to the expected traffic in order to choose the most appropriate solution.

Some certified contractors offer the supply or supply and installation of this protection. Alternatively we recommend these services through [www.screedprotection.com](http://www.screedprotection.com). Their products are environmentally friendly and recyclable with flame retardant options available upon request.

We do hope you find the above informative and look forward to assisting you further in providing the perfect solution.

Call FlexiDry now on  
**0845 555 5656**  
or visit  
**[www.screedprotection.com](http://www.screedprotection.com)**  
for full details.



# Screed Testing



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## Screed Strength Testing

### BRE Drop Hammer Test

The strength testing method for FlexiDry floor screed is a BRE drop hammer test in compliance with the current standard of BS8204:1 2003.

The device consists of a 1m long cylindrical guide rod a long which an annular weight of 4kg (2kg if screed on insulation) travels when released. At the bottom of the guide rod the weight strikes the collar of a case hardened steel anvil which transmits the impact to the selected area of screed. Four successive impact blows on the same spot are sufficient to create an indent in the screed. The depth of the indent determines the strength of the screed.



## Screed Moisture Testing

### Carbide Test Method

FlexiDry floor screed must be moisture tested using the CM Moisture Test Method. This can be completed with either a Tramex CRH Meter (non-destructive) or using a Calcium Carbide Moisture Tester (destructive) before laying sensitive floor coverings.

The residual moisture in the screed should be less than 3% before laying permeable floor surfaces such as stone and ceramic tiles and less than 2% before laying sensitive floor coverings such as vinyl, linoleum, parquet etc.



We can arrange for the tests to be carried out on your behalf. Please see the [Services section](#) of our website for further information on the testing services we offer.

# How to Purchase FlexiDry



**FlexiDry**<sup>®</sup>  
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INNOVATORS IN SCREED SCIENCE

Via our ecommerce website at [www.flexidryshop.com](http://www.flexidryshop.com)

Or

Call our office on **0845 555 5656**

Or

Email us at [info@flexidry.com](mailto:info@flexidry.com)

Or

Fax your order to **0845 555 5657**



# Technical Support



At FlexiDry we are committed to ensuring everyone using FlexiDry to improve their construction procedures can do so with absolute confidence. That's why we provide a number of support services to ensure you can specify FlexiDry with the assurance that it will deliver the promised speedier drying and greater flexibility on site, and perform to the standards of strength and durability you demand.

Our testing service will provide an off-site assessment of the performance of screed mixes, tested independently of the contractor applying the screed on site. This can provide a scientific analysis of the mix that has been laid to ensure compliance with specification. Contact us for further details.

While our certified contractor scheme has been established to enhance and maintain standards of workmanship on site. With our own, custom-designed training for contractors and site staff, FlexiDry is able to provide you with a list of certified contractors, all of whom meet the highest standards, with ongoing monitoring of their performance. We also train staff at main contractors to ensure they understand how FlexiDry screeds perform on site.



# Testimonials



*"What a product, it's so refreshing to know that the materials and overall final finish does exactly what it says on the tin! "*

**Wayne Jennings, Company Contracts Manager, Warmafloor GB Ltd (FlexiDry F1, F2 & F3)**

*"As a domestic build client I found FlexiDry on the internet. My builders were a little nervous about being able to get the floor levels correct within the available time frame as they hadn't used accelerators before and they were screeding quite a large room (34 square meters). I was adamant we would use it as I didn't want to delay the tiling. FlexiDry did everything it promised and worked like a dream. My builders are now totally sold on it. I would totally and unreservedly recommend FlexiDry. "*

**Carole Farrelly, self build client (FlexiDry F1)**

*"The material was very good, I've recommended it for a couple of jobs coming up...I think you have a good product"*

**Jon Cooke, Managing Director, Stockford Construction Limited (FlexiDry F1)**

*"...it helped us complete the building works to our schedule rather than the builders so I feel it was a sound investment!"*

**Jonathan Bond, Director of visionmill, self build client (FlexiDry F3)**

*"..... many thanks for the job you did at the Addenbrookes Hospital in Cambridge. We appreciate the fact that we 'messed' you around a bit but your service was first class. Your site guys were excellent and they have produced a first class finish."*

**Karl Ellam, InterFocus Ltd (FlexiDry F3)**

*The job at the clients' house proceeded without the usual screed drying delay and we gained back time we lost earlier on the contract. I have used the surplus FlexiDry liquid on another smaller job with the same fast-drying results.*

**Steve Crane, Crane Building Contractors (FlexiDry F1)**

*"Just to say thanks for a job well done.....The finished floor tiles went down on the eighth day with no complaints whatsoever from the floor tiler. Good job!"*

**Rob Peacock, Eclipse Building Contracts Ltd (FlexiDry F1)**