

FLOOR DOOR, SURFACE MOUNT

Model: BFDNLA



GENERAL DESCRIPTION

The Surface Mount Floor Door is designed for retrofit applications with internal flanges for easy mounting. This door is an economical option for areas where water or moisture intrusion is not a concern.

Introduction + Safety

Please read the complete instructions carefully before beginning any work. To ensure proper installation and performance of the product, the following actions must be completed by the installing contractor. Failure to do so will affect product warranty.

GENERAL SAFETY PRECAUTIONS Improper selection, installation, or use can cause personal injury or property damage. It is solely the responsibility of the user, through their own analysis, to select products suitable to the specific application requirements, ensure proper maintenance and use as intended. Follow local, state, and federal regulations for proper installation and operation requirements.

Transportation + Storage

- Inspect all shipments and materials for missing or damaged components and hardware.
- Material must be stored in a clean, dry location.

Preparation

- Locate the packing slip(s) and/or shop drawings.
- Verify that all products listed on the packing slip are included in the package.
- Check the products for damage. If products are damaged, report a freight claim immediately and leave the products in their packaging. If you sign for products without reporting damage you waive your right to a freight claim and will be responsible for their replacement cost.
- Read the instructions thoroughly before beginning installation.

Tool List

- Drill
- Drill Bits
- Tape Measure
- Fasteners, 1/2-inch
- Wrench, 7/8-inch

Pre-Installation

Please read the complete instructions carefully before beginning any work.

Special care is required when handling and installing floor doors. Please make sure that all framework and doors are supported during transport and installation to insure against bending or racking of the floor door.

Please inspect and set aside parts for later installation

- Slam latch keys
- Plug for keyhole

Storage

- Floor doors are shipped with the intent for installation within 30 days.
- If storage is required, ensure the floor doors are stored flat, covered and indoors.
- If stored outside, the floor door frames can expand and contract causing the protective coating to crack and chip.
- If the units are stored outside and the result is cracked primer, a primer coat must be reapplied before the unit is cast-in concrete. *Scrape and clean the affected surface and apply Rust-Oleum prior to installation.*

Set Up/Unpack

Warning: Floor Door covers are spring loaded. Ensure proper orientation prior to releasing slam latch. Do not release latch in upside down position.

- Orient the floor door in an upright position with cover on top. This is the correct position to handle the floor door.

INSTALLATION – BOLT IN PLACE

Interior angle (flange) frames are pre-drilled with 5/8" diameter holes to provide clearance for 1/2-inch bolts. **All mounting hardware is provided by others.** The frame will sit on the mounting surface over the opening.

1. Set the Frame on the mounting surface.
 - a. Set the door over the desired opening area and mark on the mounting surface where frame fastener holes are located. For existing concrete openings, 1/2-inch anchor bolts are recommended. For existing wood openings 1/2-inch lag bolts are recommended.
2. Remove the floor door and drill holes into the mounting surface at the marked locations.
3. Secure the floor door to the mounting surface with bolts (provided by others).

Adjust Spring Tension (optional)

1. Open the door to the 90-degree position, the Hold Open Arm (HOA) will automatically hold the door open.
2. Locate the 1/2-inch nut at base of spring under tube (see Figure 1).

Using a 7/8-inch wrench adjust spring Tension.

- a. Tightening the nut (towards the spring tube) increases pressure.
- b. Loosening the nut (towards the frame) decreases pressure.

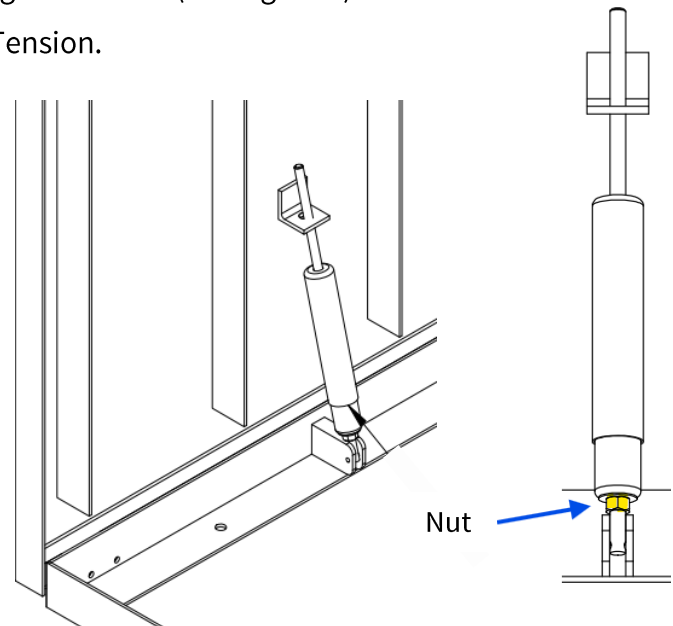


Figure 1

OPERATION

All floor doors come standard with stainless steel hardware components. The basic components for door operation include turn handle latch, lifting handle, locking hold open arm, counter-balance spring, and hinge as detailed:

- **Latch:** Slam latch with interior rotating handle, and exterior L-handle key
- **Lifting handle**
- **Hold Open Arm:** Locking hold open arm automatically engages and locks when the door fully opens. The hold open arm must be engaged in the locked position to ensure that the door does not close unintentionally. Pull the red vinyl grip handle to unlock and safely close the door.
- **Spring:** Counter-Balance spring to ensure ease of opening and closing during use.
- **Hinge:** Stainless Steel hinge

Opening Fully Installed Door

To open the floor door cover, use the slam latch L-handle key and rotate the slam latch. The cover will un-latch and the spring will begin to lift the door. Use the lift handle to fully pull open the door. The hold open arm engages and locks the cover in the 90-degree open position.

Closing Fully Installed Door

To close the floor door cover, disengage the hold open arm and let door begin to close. Slam the door slightly to ensure proper latch engagement.

MAINTENANCE

- Floor doors should be manually operated at minimum twice per year to check performance.
- Lubricate moving parts such as hinges, and latches with a food grade grease or silicone spray lube as required to maintain a smooth opening and closing of the door. Do not over grease. Do not use regular lubricating oil as it can attract dust and grit.
- Non-moving parts should be cleaned with a mild soap or dishwashing detergent and water solution.
- Gaskets should be cleaned with a damp, lint-free cloth. Do not apply mineral oils, vinyl dressings, or other lubricants to the gasket as they may cause the gasket to break down over time.

- If floor doors are installed in corrosive environments such as environments exposed to saltwater or hydrogen chloride, the stainless-steel hardware must be coated with a custom finish, and the springs should be lubricated on a strict three to six-month schedule.

QUESTIONS?

For more information on installation, repair or replacement, please contact Customer & Sales Support at 888-412-3726 or visit babcockdavis.com