

Stucco/EIFS Installation



WINDSOR
WINDOWS & DOORS
A WOODGRAIN HILLMORE COMPANY

Avoid Water Leaks Around Clad Windows in Stucco Applications

Improper installation of clad windows in a stucco application creates opportunities for water to enter the structure causing damage to the internal wall structure, interior wall surfaces and wood window frames.

When a clad window is installed without proper sealing techniques in a stucco application, normal expansion and contraction cause small cracks in the stucco around the window unit. Negative pressure inside the structure can actually cause water to be drawn through the cracks into the wall cavity.

The problem can vary in severity depending on the installation. Some builders, for example, will not seal the bottom of the window unit thinking that the water will simply drip past to lower sections of the wall. This is not acceptable as the negative pressure of the building draws water at any point that there is no sealant coverage. Below is the proper procedure for sealing clad windows in stucco applications.

Installation

When installing window/door units where stucco or E.I.F.S. (Exterior Insulation and Finish Systems) such as Dryvit® will be applied, the units must be completely sealed around the entire perimeter of the rough opening before the exterior finish is applied. Because of the contractive nature of stucco during drying, it can pull away from the window/door frame causing air and water infiltration.

To assure a complete water seal around the unit, apply a bead of quality sealant to the entire perimeter of the rough opening. Install nailing fin corner covers on the window/door unit (clad units only) and seal to the nailing fin and frame.

Install the unit making sure that a complete perimeter seal is present, as this is the primary seal against water penetration. When applied per manufacturer's instruction, self adhesive waterproofing tape may be used in conjunction with the perimeter sealant.

When installing the exterior finishes, make sure to follow the manufacturer's recommended installation instructions which may include expansion joint material around the perimeter of the units, mesh around opening perimeters, and/or application of sealant bead at the frame/stucco joint line.

Damage or performance problems caused by improper installation are not covered by our product warranty.