



# Safe Seal

**WATER BASED/COVERAGE:** One gallon covers approximately 350-500 square feet.

**PRODUCT NUMBER AND  
CONTAINER SIZE**  
31204 Qt/31104 Gal  
31304 5g pail

**DESCRIPTION:** Safecoat® Safe Seal is a multi-use, water-based, low gloss sealer for highly porous surfaces such as particle board, plywood, processed wood and porous concrete. Used primarily to reduce toxic outgassing: in particular, it is highly effective at sealing in formaldehyde outgassing from processed wood such as plywood, particle board and pressed wood. Safecoat Safe Seal is virtually odorless on application and odorless once cured.

**USE ON:** Non-trafficked, porous surfaces such as processed wood products, concrete, wood, new drywall, grout and plaster. Test surfaces first in inconspicuous areas to be sure product absorbs into surfaces completely. Excellent at controlling formaldehyde emissions of open faced and faced fiberglass batt insulation - simply fog spray surfaces. Safecoat Safe Seal improves the adhesion and bonding power of adhesives and coatings applied to treated surfaces. Apply a thin coat to the slab and bottom of the tile, for example, before laying adhesive (in this application no cure period is necessary; the adhesive may be applied while the Safe Seal is still tacky).

**APPLICATION:** Always have adequate ventilation. Before using, stir Safecoat Safe Seal by gently rolling container to avoid air bubbles. Then apply as is, using a sponge, squeegee or appropriate spray equipment. It is important to apply in very thin coats. Thick coats will overly darken the color of underlying surface. For best results, this product should not be reduced. Use only during low or moderate humidity conditions. Milky appearance, dries clear. Apply only to a completely dry substrate. Correct application will often slightly deepen color of existing surface.

**CLEAN-UP:** Clean tools and equipment while they are still wet with a solution of SafeChoice Super Clean and warm water.

**DRYING/CURING TIME:** Under normal conditions, Safecoat Safe Seal dries to touch in one hour and is re-coatable after 2 hours. Normal conditions include a dry surface, access to fresh air flow, moderate humidity, and temperatures above 55°F. Thick application, high humidity or conditions other than normal will cause Safecoat Safe Seal to dry and cure more slowly.

## ADVANTAGES / SIGNIFICANT BENEFITS:

- Highly effective at sealing in toxicity of underlying surface.
- Safely used by and for the chemically sensitive.
- Low odor, non-offensive to installer and occupant.
- Fights indoor air pollution, seals in the outgassing from the substrate.
- Low VOC content, meets or exceeds all federal and state air quality regulations, including California.
- Contains no formaldehyde.

**LIMITATIONS:** Safecoat Safe Seal is made without formaldehyde preservatives. Do not contaminate. Store in airtight containers. Do not use when indoor or surface temperature is below 55°F. Substrate to which Safecoat Safe Seal is to be applied must be completely dry.

**HEALTH PRECAUTIONS:** As with all cleaning products, keep container tightly closed and out of the reach of children. Do not ingest. If swallowed, drink two (2) glasses of water to dilute. In case of eye contact, flush immediately with plenty of water for 15 minutes.

## PHYSICAL DATA

|                                     |  |
|-------------------------------------|--|
| Physical Description:               | Viscous liquid, low odor, mildly alkaline. |
| % Volatile by Volume:               | 82.46%                                     |
| Solubility in Water:                | Dilutable                                  |
| % Volatile by Weight:               | 82.00%                                     |
| VOC Material:                       | 12 g/l                                     |
| VOC Material less H <sub>2</sub> O: | 64 g/l                                     |
| HAP's (Hazardous Air Pollutants)    | zero                                       |

**If you are chemically sensitive, always test for personal tolerance.**

**LIMITED LIABILITY:** Liability, whether express or implied, is limited solely to replacement of product shown to be defective when applied in accordance with instructions and shall under no circumstances include liability for labor costs or consequential damages. It is the user's responsibility to determine the suitability and safety of the product for its intended use. This limited warranty may not be modified or extended by manufacturer's representatives, distributors, or dealers of AFM products. We particularly recommend that users always test in small inconspicuous areas before application to the entire surface.

**American Formulating and Manufacturing** 3251 Third Ave., San Diego, CA 92103 T: 619.239.0321  
Available exclusively through AFM approved retailers worldwide

**AFM**  
**safecoat**  
Building A Healthier World