

## **Comar 5P.i Vertical & Horizontal Pivot Windows Operations & Maintenance**

### **Pivot Windows Operation**

The function of a pivot window is to provide restricted ventilation at two sides and the top of the window as well as allow the external face of the windows to pivot to the internal to allow for cleaning. For safety the pivot function is restricted.

Horizontal or vertical pivot windows have the pivot mechanism located horizontally or vertically. Horizontal pivots open at the top and bottom and vertical pivots left side and right side.

To open the window the handle should be rotated through 90°. This will open the window in a restricted position. There may be a storm catch fitted to the face opposite the handle. Pull the catch downward to open the window; it will engage on closing.

To release the restriction, there is a catch installed within the pivot hinge. Depending on specified manufacture, the catch will be either a black knob, or a silver pull switch, both visible from inside the building. The operation is similar in both cases. The black knob can be twisting and pulled, removing the restrictor stop, and allowing the window to fully rotate. The silver switch is equally pulled outward, removing the stop. Rotating the window back through 180° will allow the stops to re-engage.

### **Pivot Windows Maintenance**

These can have multi point locking or cockspur handles. Under both options, the gearing maintenance regimes are the same.

The hinges on pivot windows are generally fully visible from the internal. The hinge can be adjusted in order to make operation easier, or tighter. There is an Allen bolt positioned in the centre on the internal side of the pivot, which can be tightened or loosened with a 4mm Allen key.

This bolt applies pressure to the mechanism, thereby introducing more or less friction. No lubrication to the hinge is necessary, the internal parts have cork washers, contamination will therefore occur if oil is introduced.

A 6 monthly check of all operations should be carried out.

1. The hardware around the sash should be thoroughly cleaned with a damp cloth and soapy water and wiped dry.
2. Fixings should be tightened as necessary.
3. Moving parts to be lubricated with resin free grease or oil.
4. A qualified technician **MUST** carry out all major adjustments or replacements. Any attempt to complete repairs without the correct tools or knowledge could result in personal injury or damage to the mechanism.

Replacement parts are available from CB Solutions. Only Comar approved parts can be fitted. Replacement parts to be fitted only by competent, trained personnel.