



### **Protecting Your Concrete:**

For the most part, your concrete is maintenance free and will last for years. However, one of the most expensive repairs on a home is replacing concrete. Properly placed concrete by your initial contractor is critical, but even properly placed concrete can go bad if it is not properly cared for. Here are a few things you should be aware of and a few tips you should do (and not do) to insure long lasting concrete:

1. **Never use straight salt on your concrete.** If you must, use a mix of sand or de-icers designed for concrete and which you can buy at any hardware store and then clear it off your cement. Using straight salt will void your concrete warranty on your concrete and will cause your concrete surface to peel even if your concrete is old.
2. **Understand that concrete takes up to a year to fully cure** and therefore it is especially important during the first year to avoid using even de-icers. Most de-icers specifically state they should not be applied to concrete less than one year old – and doing so may cause your concrete to peel.
3. **Understand that peeling of concrete can also be caused** by constantly parking of your cars (during the wintertime) in the exact spot on your driveway thereby allowing salt from the roads to get into your concrete. Wintertime parking should be in your garage (which has a smooth concrete finish and where it does not freeze) or park out on the street.
4. **Remove regularly winter snow and ice** from your driveway. Allowing the ice and snow on your driveway drives the frost, ice and salt into your concrete and below thereby potentially causing problems in the years to come.
5. **Apply a concrete sealer on your exterior concrete** (especially your drive) annually – preferably the fall. This protects your concrete and is an added measure against concrete peeling.
6. **Understand that all concrete cracks** and such is not a structural defect. Controlled cracks called “cold joints” are placed in your exterior concrete to assist in the cracking process. However, with the extreme temperature changes in Utah, exterior concrete “heaving” will occur that may cause cracking outside your cold joints. Normally such cracks are of no consequence, however if it widens you may want to place a clear or grey concrete silicone on it to keep ice and water from making it worse.

There you have it, six ways to protect your concrete and doing so will insure your concrete to last for years.

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