



Technical Data Sheet

BC Poxy FC WB

Water-Based Smooth Epoxy Floor Coating

1). Product Description

BC Poxy FC WB is a high-performance, two-component, water-based epoxy floor coating designed to provide a smooth, durable, and chemically resistant finish. It offers excellent adhesion to cementitious substrates, low VOC emissions, and easy application for industrial flooring systems.

2). Features & Advantages

- Excellent chemical and mechanical resistance
- Good abrasion resistance
- Water-dilutable, low odor
- Easy application by roller
- Smooth semi-gloss finish
- Suitable for normal to medium-heavy wear areas
- Low maintenance requirement
- Environmentally friendly (low VOC)

3). Typical Uses

BC Poxy FC WB is recommended for interior industrial and commercial areas such as:

- Production areas
- Warehouses
- Workshops
- Garages
- Storage areas
- Intermediate decks of car parks
- Smooth sealed surfaces for light-to-medium traffic



4). Technical Data

Property	Value
Chemical Base	Water-based epoxy resin
Appearance	Part A: Colored liquid Part B: Transparent liquid
Finish	Smooth, semi-gloss
Specific Gravity (Mixed)	~1.22 kg/L
Solid Content (by weight)	~55%
Solid Content (by volume)	~43%
Abrasion Resistance	~62 mg (CS10/1000/1000)
Mixing Ratio (A:B)	70:30 by weight
Pot Life	+20 °C: ~120 min +30 °C: ~60 min
Overcoating Time	+20 °C: 20 hrs min – 5 days max
Service Temperature	Up to +50 °C (dry)
VOC	≤140 g/L

5). Surface Preparation

- Substrate must be sound, clean, and free from oil, grease, laitance, curing compounds, paint, or loose materials.



- Compressive strength: ≥ 25 MPa
- Tensile (pull-off) strength: ≥ 1.5 MPa
- Prepare surface by mechanical grinding or shot blasting to achieve a textured profile.
- Repair cracks and voids with approved BCI epoxy repair mortars.
- Remove dust thoroughly by vacuum.

Mixing

1. Pre-mix Part A for 1 minute.
2. Add Part B to Part A while mixing at 300–400 rpm.
3. Mix continuously for 2–3 minutes until a homogenous mixture is obtained.
4. Transfer to a clean container and remix for 1 minute.
5. Avoid excessive air entrapment.

Application

- Ensure ambient and substrate temperature between $+10^{\circ}\text{C}$ and $+30^{\circ}\text{C}$.
- Apply mixed material using a roller in a uniform coat.
- Maintain a “wet edge” for a seamless finish.
- Ensure substrate moisture $\leq 6\%$.
- Do not apply on substrates with rising moisture.
- Protect from water and condensation for at least 24 hours after application.

6). Coverage

- As a smooth roller-applied coating:
0.20 – 0.30 kg/m² per coat
(Actual consumption may vary depending on substrate porosity and texture.)

7). Packing

- Part A: 16.7 kg
- Part B: 1.95kg
- Total A+B kits: 18.65 kg



8). Shelf Life & Storage

- Shelf Life: 12 months from production date.
- Store in original, unopened containers between +5°C and +30°C.
- Keep away from direct sunlight, moisture, and frost.

9). Health & Safety

- Avoid contact with skin and eyes.
- Ensure adequate ventilation during application.
- Wear gloves, goggles, and protective clothing.
- Refer to the product Safety Data Sheet (SDS) for full details.

DISCLAIMER

The data presented in this sheet are based on laboratory testing and practical experience. Variations in substrate, application method, and environmental conditions may impact performance. Users are advised to carry out tests under their own conditions. Building Chemistry Industry's responsibility is limited to the product replacement in cases of proven manufacturing defect.

