



OPERATIONS & MAINTENANCE MANUAL

# Scissor Arm Door Closers

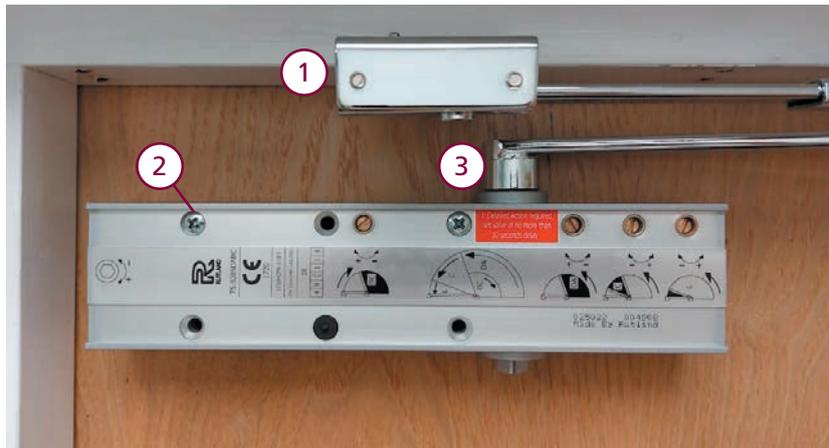
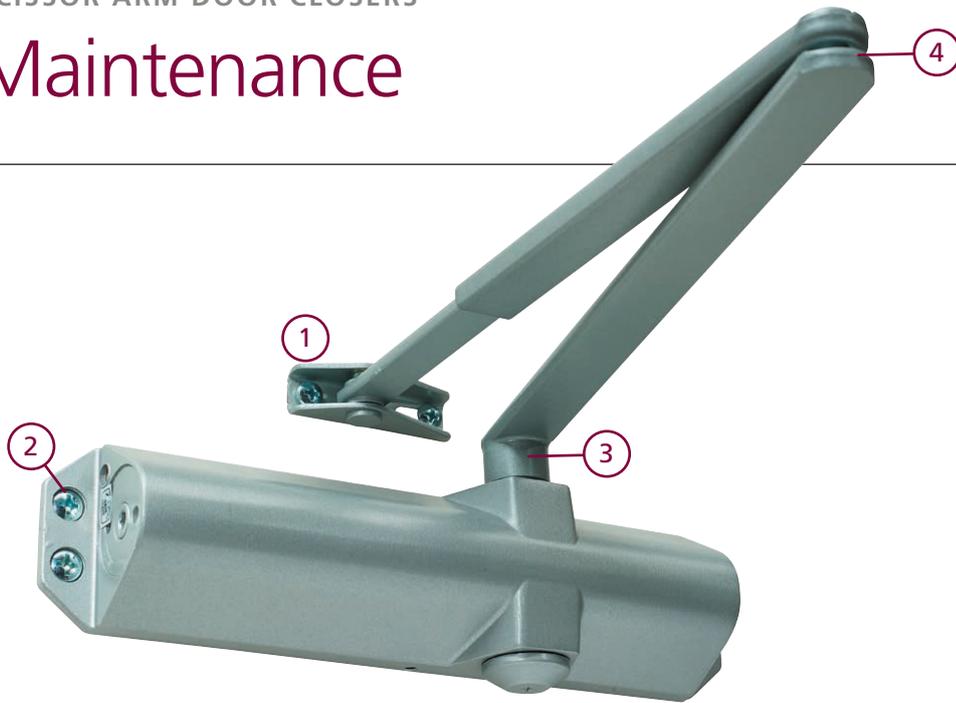


Rutland believe that every building should protect the life within it.

Our mission is to enhance life safety at every fire door. The golden thread of information has been spoken about in reviews of fire safety, and we believe that maintenance of fire doors, especially door controls, is crucial.

In accordance with Regulation 38 of the Building Regulations 2010, this document is supplied to provide Operations and Maintenance information for the products supplied to your project by Rutland Door Controls. This document should be passed to whoever is taking responsibility for assembling the Fire Safety Information file for the building.

# Maintenance



Step 1

Check that screws are tight (No.1 & No.2), and tighten if needed, at least every 6 months.

Step 2

Tighten pinion bolt (No. 3) to 12nm, at least every 6 months

Step 3

Lubricate all moving parts, e.g. the Knuckle (No.4), at least every 6 months.

\*For high usage closers, this steps will need to be carried out more often than every 6 months.

Any unusual sounds or visual defects should be addressed immediately



Before adjusting any valves ensure the door and frame are fixed firmly and the door will close easily into the frame and latch.

- To increase the speed of a door turn the valve 1 (No.5) Anti-clockwise. If door closing too fast turn the valve 1 Clockwise to reduce the speed to a satisfactory movement.
- When the door is latching too fast adjust the valve 2 (No. 6) to the desired satisfactory action. Turn Clockwise to reduce the speed.
- If the latch is getting stuck, turn Valve 2 anti-clockwise to increase the speed but not too fast so that it slams.
- If more power is needed to overcome the latch or Intumescent seal you can increase the power by turning the power adjustment function (No. 7) with an allen key.
- If the door is too easy to open or affected by wind or air pressure, turn Clockwise to increase the power.
- If the door is stiff to open you can turn Anti-clockwise to decrease the power.

### Back Check + Delayed Action on Scissor Arm closers

- If the closer has a back check valve (No. 8), this can be used to slow down the opening speed of the door. Turn the valve clockwise with a screwdriver to increase the Back Check facility.
- If the closer has a delayed action valve (No. 9), this can be used to delay the closing speed of the door. Turn the valve clockwise if more time is required or turn the valve anti-clockwise if less time is required.

**IMPORTANT** – Back Check and Delayed Action are not designed to work at the same time as each other, this means choosing the function most relevant to the situation



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SCISSOR ARM DOOR CLOSERS

# Back Check and Delayed Action

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Rutland Back Check and Delayed Action door closers are the same as other closers, however with extra valves.

## BC Valves

- BC valves are for the restraining of the door on the opening cycle, so it doesn't hit a wall or furniture behind the door.

## DA Valves

- DA door closers are for giving the elderly, the infirm or children a little extra time when walking through the door way. Both valves can be altered to a greater or lesser degree as required.

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## Useful Videos

Scan the qr codes to view the latest helpful videos

Door closer valves



6 ways to trouble shoot a Door Closer



Enhancing life safety  
**at every fire door**



**Rutland UK**  
Whittington Way  
Chesterfield S41 9AG

t. +44 (0)1246 261491  
e. [sales@rutlanduk.co.uk](mailto:sales@rutlanduk.co.uk)  
w. [rutlanduk.co.uk](http://rutlanduk.co.uk)