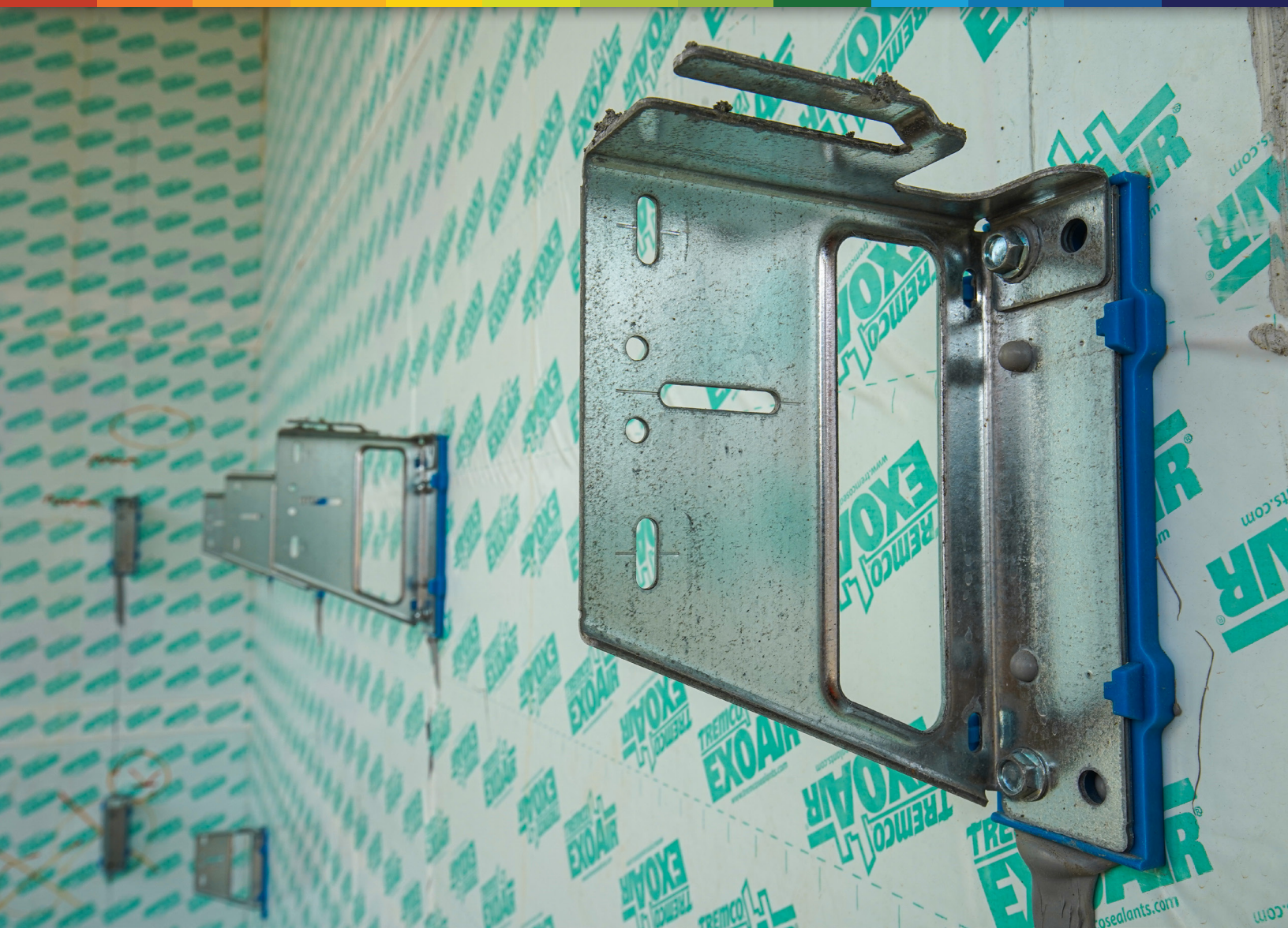
SEALING ISO CLIPS WITH AIR VAPOUR BARRIERS



Installation Best Practice Guide

The following is a summary of best practices/recommendations when considering the installation of a fastener through an Air Vapour Barrier.

Disclaimer: it is important to consider that any air and water leakage is caused by the fasteners penetrating through the membrane and is not related to the ISO Clips as a product. We recommend that you reach out to and follow the instructions provided by the air vapour barrier (AVB) manufacturer for your project as this will vary by the AVB product used.

ISO Clip Installation Video:
https://youtu.be/bhKC8a7cJcQ

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THERMAL ISOLATION CLIP

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November 2026

INSTALLATION BEST PRACTICE GUIDE

1. Prior to construction commencing, all contractors involved in the building envelope will need to acknowledge the treatment of these fastener penetrations. This topic should be covered in a Building Envelope pre-construction meeting to clearly identify responsibilities, means and methods.
2. Screws should be self-tapping; the head must be larger in diameter than the shank. In addition, the point or self-drilling portion must be no larger in diameter than the shank.
3. All fasteners should be driven perpendicularly to the substrate until flush with the air barrier membrane.
4. Do not install fasteners through air barrier membranes over unsupported areas of the substrate, like sheathing joints.
5. Overdriven fasteners, improperly installed fasteners, defective or broken fasteners or fasteners not properly fastened into the building structure beyond the air barrier membrane should be removed and the vacated hole sealed prior to the installation of the cladding or veneer system.
6. If these requirements cannot be satisfactorily met, a supplemental application of sealant should be applied to all fasteners penetrating air barrier membranes. Vacated holes should be sealed at the air barrier side of the wall.
7. Masonry or concrete walls can create additional challenges to proper fastener sealing. In this case, all fasteners and anchors penetrating through the air barrier membrane and into masonry or concrete walls should be treated and sealed.
8. Where pre-drilling of the substrate is required, the resulting dirt dust and debris should be removed from the fastener hole and surrounding area to ensure best adhesion of the sealant which is typically installed to the area immediately adjacent to the fastener hole prior to installation of the fastener/anchor. The fastener/anchor is installed while the sealant is still wet.
9. For increased air tightness it is recommended adding sealant to the back of the clips at fasteners holes prior installation,as per membrane manufacturer recommendations.

Please ensure that the AVB manufacturer is contacted, as their best practices may vary from the above. The best practices from the AVB manufacturer when dealing with penetrations through the AVB should be considered above any of the recommendations above.

References:

Henry - Tech-Talk Bulletin - May 29, 2013 (Link: https://henry.com)

Vapro Shield -Technical Bulletin 002-2017 - Aug 17, 2017 (Link: https://vaproshield.com/technical-resources/)

IBEC - TA-005-2023-1 Fasteners-and-Self-Sealability-of-Weather-Resistive-Barriers - Sep 28, 2023_ (Link: https://iibec.org/hub/)