

**Case Study: Malad Mindspace**  
**1-time coating = 12 years life**

**Mahesh R Mehta**

**Business Plus, Mumbai**

**Cell: 8879010700**

# MNC Malad Mindspace site: Inaugurated by Global CEO in 2011

- Malad Mindspace came into existence circa 2004, on Mithi River edge and on Old dump yard of BMC early 1960s, this area is completely concretized, so vapors coming from dumping yard is prevented. Mithi River carry's untreated sewer, from industrial /including imitation jewelry making units, vapors from such sewer are major reason for failures.
- A Italian MNC one of the first occupier in Malad since 2004, faced lots of leaks in HVAC units of various OEMs. Admin Mng. At that time had lots of queries, about success, since he was continuous seeing HVAC failures.
- **STAFF & EXECUTIVE CANTEEN OPENED ON TERRACE IN 2011 BY GLOBAL CEO OF MNC**, coated by us for Daikin VRV brand new units, for 60 months protection, 1-time coating, single product coating.

**May 2011 to May 2023:**

*Our coating worked for 12 years: No Leaks*

- Terrace site hold Other OEMs Chillers etc, plus our coated Daikin VRV units,
- First inspection carried out by us on 8<sup>th</sup> June 2018, No leaks were observed
- Again after Covid, we visited the site, and were informed by the Admin Mng., that units are still alive, No-leaks found, now they are planning to replace the units, for better upgradation, circa 2022.
- Now in May 2023, 2011 units are retired, Not a single leaks found.
- Naturally we were the ONLY choice for coating in up-graded units

CIRCA 2018



CIRCA 2018



CIRCA 2018





CIRCA 2018



**Circa May 2023**





**Circa May 2023**



**Circa May 2023**



**Circa May 2023**



**Circa May 2023**



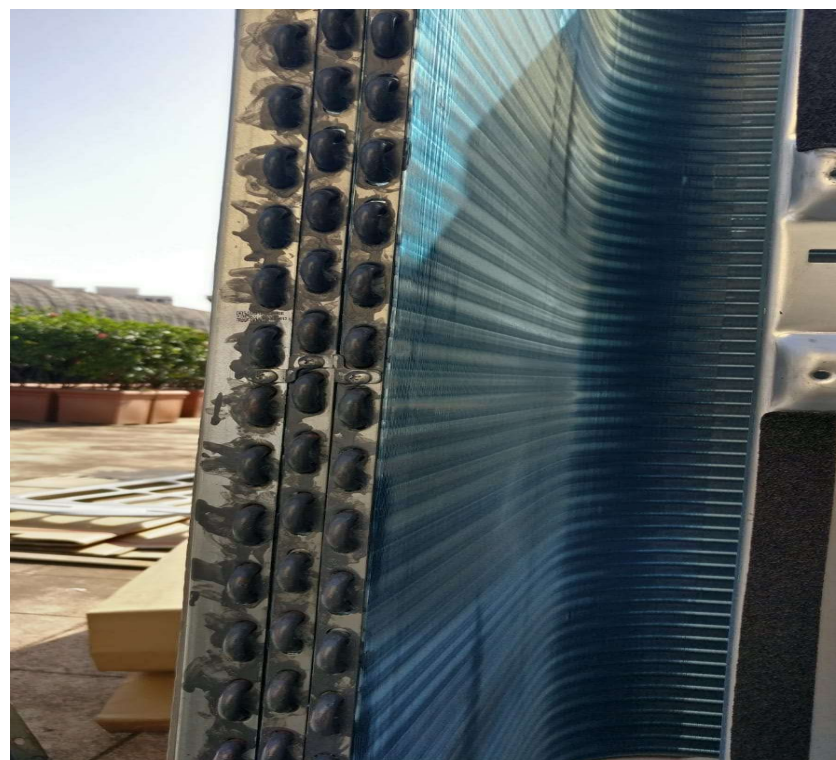


**Circa May 2023**

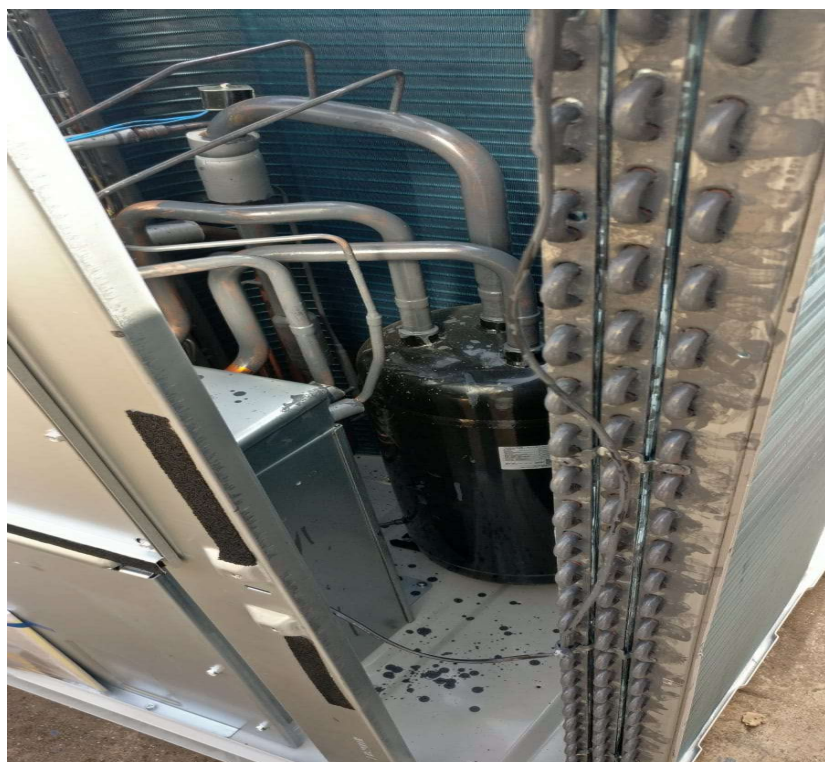




# **New Unit of different brand coated in May 2023**



# **New Unit of different brand coated in May 2023**



# Other Difficult sites coated successfully

## **Chennai 7 days failure site completed 4+ years successfully**

- Concerned OEM faced huge challenge @ this Chennai site.
- Within 7 days of installation 1<sup>st</sup> unit failed
- 2<sup>nd</sup> units too failed within 7 days
- On 3<sup>rd</sup> installation, we were being called, units coated is near completion of 5 years, NO Leaks till date, units faces ETP plant

## **RIL J3, Jamnagar Site completes 5+ years for 170 HP x 3 sites**





Other Sites...

Heavy Duty cleaning: Amazing results



## Salt Deposits Affected NEWUnit



## Copper Tubes Cleaning + Coating

Chemical safe on Metals/Paints/Plastic/Rubber etc

Chemical ACTS only on  
Rust/Scales/Oxides



Chemical cleaned + Coated





## HVAC Restoration in Corrosive Area

- HVAC Old units can be restored back with better protection, as old rust-Scales-Oxides have been removed, so coating has better grip, and is not 'flaked-away' or else, new coating if done over oxides-rust, it cannot have long life\*
- Fins can be clean of dust, oil, oxides with various coil cleaning chemicals, n later coated\*
- Coils can be restored to near full glory n efficiency\*
- If units are badly damage, restoration is difficult
- \*: Terms & Conditions apply

## Old Site Restoration: Our suggestions

- **BEST Suggestion:** Replace old coils and start with 24/60 months fresh coating life. Start New Chapter with **100% confidence**.
- Old coils 1-2 future leaks, will increase cost on project.
- Try with 3-4 different coatings, if you insist, for present units
- What will happen if old coils are coated:
  - 1) New corrosion will be under control, but...
  - 2) ... Old **minor / major** damages, can open in next 12-18 months, due to internal gas pressure.
  - 3) WHY increase cost + invite hardship + Un-predictable future***
  - 4) We leave it to your office / Your Client for final decision

Queries n Toughest Problems

**WELCOME:**

**SUPER GREEN CLEAN**

**Your 1 stop shop: for all solutions**

*Mahesh R Mehta*

**Business Plus, Mumbai, INDIA.**

**Cell: +91- 8879010700**

**ecochemplus@hotmail.com**