

ModernGlide Service & Maintenance Guide



Extending the Life, Performance & Acoustic Integrity of Movable Wall Systems

In today's dynamic commercial environments, movable walls, operable walls, sliding folding partitions and bi-folding doors are no longer just architectural features—they are critical components of how spaces function, perform acoustically, and adapt to changing needs. At ModernGlide, we understand that your MG systems are an investment. With the right planned preventative maintenance, these systems can deliver **15–20+ years of reliable performance**, maintaining both smooth operation and high acoustic ratings. This guide outlines best practices, legal requirements, and how ModernGlide's expertise ensures your systems remain safe, compliant, and performing at their best.

Why Annual Maintenance is Essential

Movable acoustic walls are mechanically complex systems—comprising tracks, carriers, seals, gearboxes, and precision-aligned panels. Without regular servicing, even minor wear can quickly escalate into:

- Reduced acoustic performance
- Misalignment and panel damage
- Increased operational resistance
- Safety risks for users
- Costly emergency repairs

Industry guidance and best practice strongly recommend servicing at least once per year, with more frequent checks depending on usage. Additionally, regular servicing significantly prolongs system lifespan and prevents costly failures.

Legal & Regulatory Requirements (UK & Europe)

Maintenance of movable walls, sliding folding partitions and operable wall systems is not just good practice—it is a **legal obligation**.

Key UK Legislation

Building owners, facilities managers, and duty holders must comply with:

- Health & Safety at Work etc. Act 1974
- Workplace (Health, Safety and Welfare) Regulations 1992
- Provision and Use of Work Equipment Regulations 1998 (PUWER)
- Management of Health & Safety at Work Regulations 1999

These regulations require that all work equipment is maintained in a safe condition and inspected regularly. Under PUWER specifically:

- Equipment must be maintained in efficient working order
- Inspections must occur at suitable intervals based on risk
- Records of inspections should be kept and available for review

For movable wall systems, this translates directly to **annual servicing as a minimum requirement** to demonstrate compliance.

Application in Different Building Types

Offices & Commercial Buildings

- Duty of care to employees and visitors
- Systems must operate safely during frequent reconfiguration
- Acoustic performance is critical for productivity

Educational Buildings

Schools, Colleges, Universities

- Legal obligation to maintain safe estates and minimise risk
- Regular inspection and maintenance required as part of estate management strategy

Public Buildings

Hotels, Conference Centres, Healthcare

- High usage = increased wear and risk
- Greater legal exposure if systems fail
- Essential to maintain safe operation and accessibility



The ModernGlide Maintenance Philosophy

At ModernGlide, we don't just service systems—we **protect your investment and optimise performance**. Our approach is built on three core principles:

1. Preventative Maintenance

Identifying issues early prevents breakdowns and extends lifespan.

2. Acoustic Performance Protection

Maintaining seals, alignment, and panel integrity ensures your system continues to deliver designed dB ratings.

3. Compliance & Documentation

Providing full service records ensures you remain compliant with UK legislation.



What Happens During a ModernGlide Annual Service

A ModernGlide service visit is a **comprehensive inspection and optimisation process**.

Mechanical System Checks

- Track alignment and structural integrity
- Carrier systems and load distribution
- Trolleys and bearings for wear or fatigue
- Gearboxes and locking mechanisms

Panel & Alignment Inspection

- Panel condition and structural integrity
- Correct stacking and parking configuration
- Vertical and horizontal alignment

Acoustic Performance Checks

- Top and bottom acoustic seals
- Compression performance
- Seal wear and replacement where necessary

📌 Well-maintained seals are critical—even minor deterioration reduces acoustic performance significantly.



Operational Testing, Safety & Certification

Operational Testing

- Smoothness of movement
- Ease of operation for users
- Safety mechanisms and locking systems

Safety Compliance Review

- Identification of potential hazards
- Recommendations for remedial work
- Full compliance check aligned with PUWER

Service Report & Certification

- Detailed report with findings
- Maintenance log for compliance records
- Recommendations for future servicing

How Maintenance Improves Acoustic Performance

Acoustic movable walls are only as good as their weakest point.

Without proper maintenance:

- Worn seals allow sound leakage
- Misaligned panels create acoustic gaps
- Damaged carriers affect compression

Regular servicing ensures:

- Full seal compression
- Correct panel alignment
- Maximum acoustic integrity

This is particularly important in:



Meeting Rooms



Educational Environments



Hospitality and Conference Spaces

Common Signs Your Movable Wall Needs Servicing

Do not wait for failure—watch for early warning signs:

- **Panels becoming difficult to move**
- **Gaps appearing between panels**
- **Reduced acoustic performance**
- **Unusual noises during operation**
- **Misalignment or uneven stacking**

❏ These indicators often signal wear in key mechanical or acoustic components and should be addressed immediately.

The Risk of Not Maintaining Your System

Failure to maintain movable walls or sliding folding partitions can result in:

Legal Liability

Legal liability in the event of injury

Non-Compliance

Non-compliance with UK Health & Safety laws

Expensive Repairs

Expensive emergency repairs

Downtime

Reduced system lifespan and operational downtime

Failure to maintain equipment can leave building owners legally exposed under UK regulations.

Recommended Maintenance Schedule

Usage Type	Recommended Servicing
Light use (offices)	Annually
Medium use (schools, meeting spaces)	Every 6–12 months
Heavy use (hotels, public venues)	Every 6 months

Regardless of usage, a **minimum of one annual service** is essential for compliance and performance.

Why Choose ModernGlide for Service & Maintenance

ModernGlide brings **specialist expertise** in MG movable acoustic wall systems, offering:



Manufacturer-Level Knowledge

Manufacturer-level knowledge of MG100–MG900 systems



Experienced Engineers

Experienced, fully trained engineers



Nationwide Coverage

Nationwide coverage across the UK



Full Compliance Documentation

Full compliance documentation provided








Long-Term Asset Protection

Long-term asset protection strategies

We don't just maintain walls—we ensure they continue to perform exactly as designed.

Conclusion: Protect Your Investment

Your movable walls, operable walls, sliding folding partitions and bi-folding doors are central to how your space functions. With annual servicing from ModernGlide, you will:

-  **Extend system lifespan**
-  **Maintain acoustic performance**
-  **Ensure legal compliance**
-  **Reduce long-term costs**
-  **Provide a safer environment for users**

Book Your ModernGlide Annual Service

A simple yearly service can make the difference between a system that lasts **5 years... or 20+ years.**

ModernGlide – Keeping your spaces moving, safely and quietly.



Contact Us

We are here to assist you with all your movable wall service and maintenance needs. Reach out to our team using the details below:

Company

ModernGlide Ltd Unit 15A Highway Farm, Horsley Road
Cobham, Surrey KT11 3JZ

Phone

01932 918338 Mon–Fri 8am–5pm

Email

sales@modernglide.co.uk We aim to respond within 24 hours

Hours

Monday – Friday: 8:00am – 5:00pm Weekend: Emergency callout available