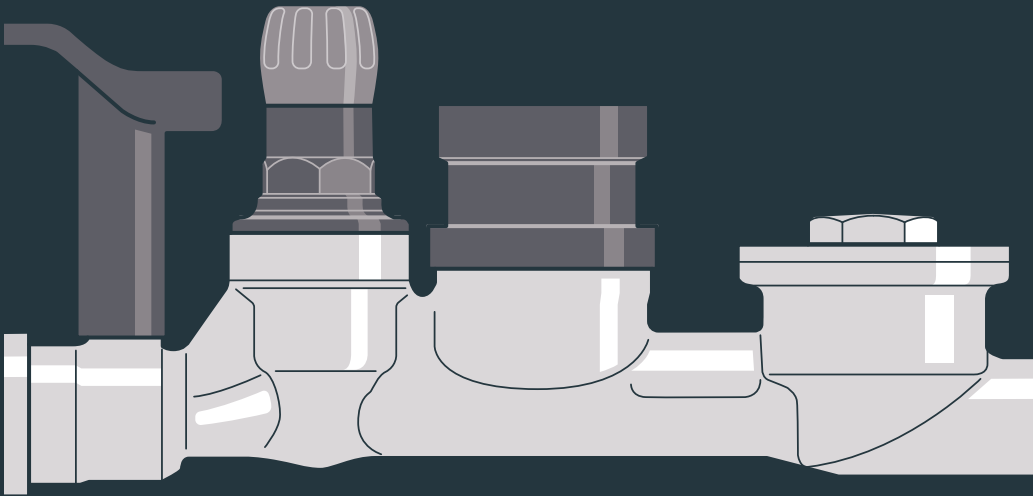


Tenant Valve Advance

Installation and maintenance
instructions



An advanced, space saving combination
valve, ideal for apartment blocks and
multi-occupancy buildings.

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1. General information

The Tenant Valve Advance combines a number of functions in one self-contained unit to control and monitor water supply to multi-occupancy buildings, such as flats or offices. Save time and costs with its single unit cartridge design, to ensure a quick and easy installation with reduced leakage potential and simple future maintenance.

The Tenant Valve Advance incorporates a ball type isolating valve, approved as a stop valve by water regulations (WRAS), a pressure reducing valve with integral strainer for protection of the complete installation, double check valves in a removable housing, a patented pressure gauge displaying both upstream and downstream pressures and a connection point for the optional addition of a primary charging water meter.

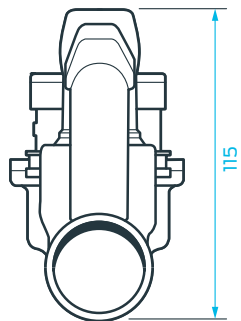
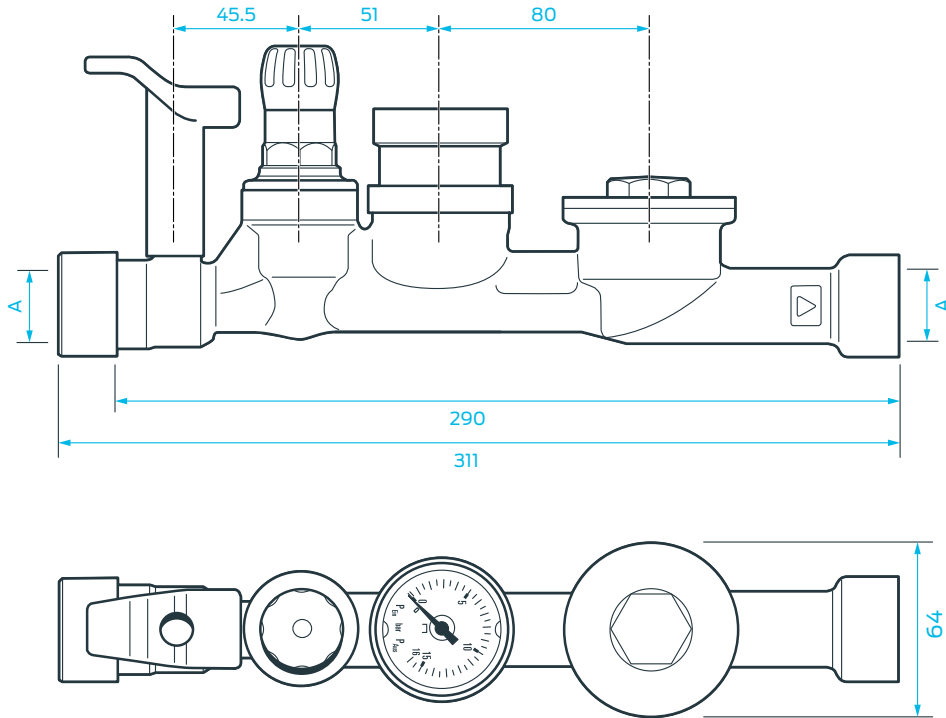
All components are accessible from one side of the valve, which comes supplied with a moulded insulation cover.

- Single unit cartridge design ensures a quick and easy installation, reduced leakage potential and easy maintenance
- For use up to 16 bar inlet pressure and temperatures up to 65°C
- Adjustable between 1.5 - 6 bar
- Supplied complete with a moulded insulation protection box
- Easy to service integral strainer within the PRV provides added protection to occupants and the plumbing system

2. Working parameters and specifications

Maximum inlet pressure	16 bar
Outlet adjustable pressure	1.5 - 6 bar
Pre-set pressure	4 bar
Maximum temperature	65°C
Suitable media	Potable water
Mounting position	Horizontal or vertical

3. Dimensions



	TVAP250001	TVAP250005
A	3/4"	1"

All dimensions in mm unless otherwise stated.

4. Installation

This installation guide is provided to give instruction on the best installation practices that should be observed to ensure the correct functioning of the Tenant Valve Advance. Failure to comply with these instructions will result in the warranty becoming invalid.

Before installation of the Tenant Valve Advance, ensure that the designation of the valve matches the application. The operating parameters must be within the limits stated, the system flushed free of debris and suitable access available to allow for maintenance of the pressure reducing valve and the fitting of a water meter cartridge.

The Tenant Valve Advance is water regulations approved as an above ground stop valve so there is no requirement to install an additional isolation valve prior to the valve assembly. The double check valve housing at the outlet end means there is no requirement for isolation valves after the assembly and all maintenance can be carried out without the need for draining down the system. If desired an optional outlet isolating valve and drain off combination valve is available (part codes – 3/4" TABV250001, 1" TABV250005.)

Please ensure you do not put the valve under any undue stress in the pipework, it should be installed in a frost protected location with easy access.

The Tenant Valve Advance can be installed in any orientation as long as the flow is in the correct direction, as indicated by the arrows on the body of the valve. Use suitable connections in the inlet and outlet ports of the valve so they are water tight.

The minimum pipe length downstream of the pressure reducing valve, before any elbow is fitted must be no less than five times the pipework size, e.g. DN25 would equal 5" distance. This is to protect against noise and to ensure a laminar flow.

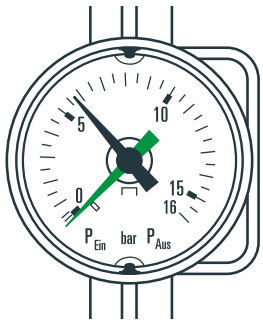
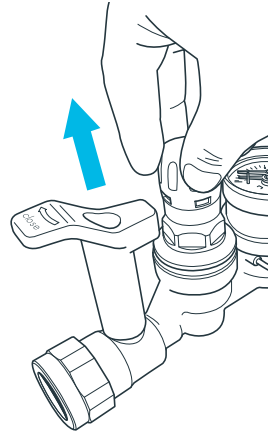
Note: Any use of jointing compound is not recommended as any residue material not thoroughly flushed out of the system could cause the product to malfunction and void the product warranty.

5. Commissioning

Note: The valve should only be adjusted when under no flow conditions. Also ensure that the inlet pressure is at least one bar higher than the desired outlet pressure.

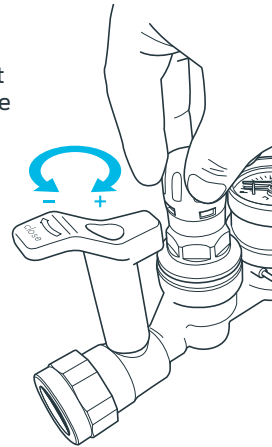
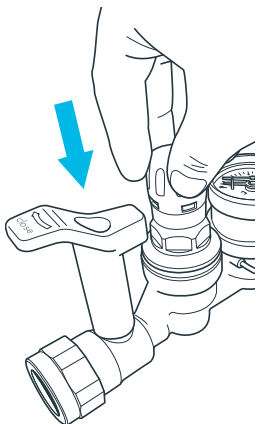
Adjusting the set pressure on the valve

- 1 Pull the red adjustment knob upwards to unlock the pressure reducing cartridge.
- 2 Turn the adjustment knob anti-clockwise to decrease the outlet pressure down to its minimum setting.



- 3 Open a tap downstream of the pressure reducing valve to relieve the excess pressure for a couple of seconds. The dual reading pressure gauge should now show the incoming pressure (black needle) and the reduced outlet pressure (green needle).

- 4 To increase the pressure, turn the adjustment knob clockwise and watch the outlet pressure increase on the gauge.

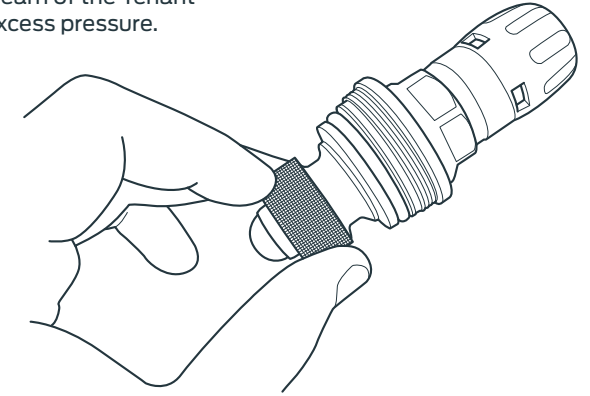


- 5 When the desired outlet pressure is reached, push the knob downwards to lock it into place.

6. Maintenance

To service the integral strainer located at the base of the PRV Cartridge:

- 1 Isolate the water supply using the integral isolation valve then open a tap downstream of the Tenant Valve Advance to relieve the excess pressure.
- 2 Use a spanner on the base of the cartridge to unscrew it. Once loose, you can remove the cartridge from the brass body.
- 3 The strainer can easily be removed by sliding it off the end of the cartridge.

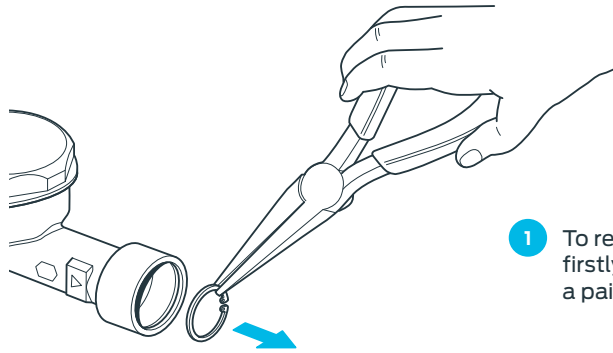


- 4 Rinse the strainer under clean running water until any debris has been washed away.
- 5 Replace the strainer onto the end of the cartridge.
- 6 Re-insert the pressure reducing valve cartridge into the brass body.
- 7 Using a spanner, screw the cartridge back into the valve body.

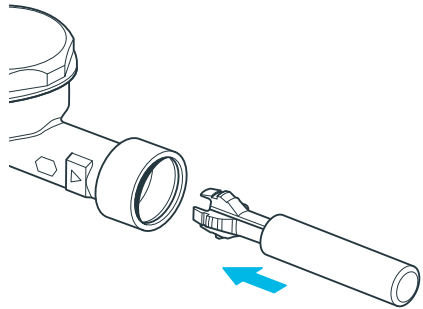
Please note: The set outlet pressure is not altered by this operation.

7. Replacing the check valve

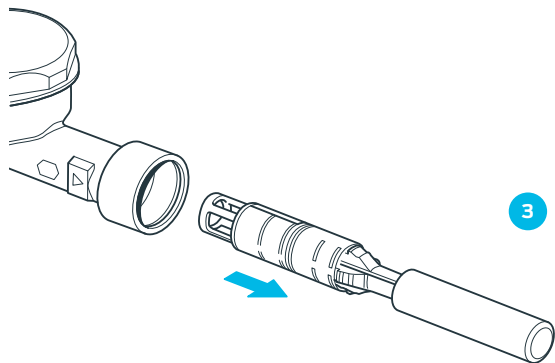
In the Tenant Valve Advance, there are two check valves in parallel on the downstream side of the water meter connection port. If the check valve cartridges are damaged in service, they must be removed and replaced.



- 1 To replace the check valves, firstly release the circlip using a pair of long-nose pliers.



- 2 Insert the maintenance key, supplied with the new check valve cartridges, until it snaps into the check valve.

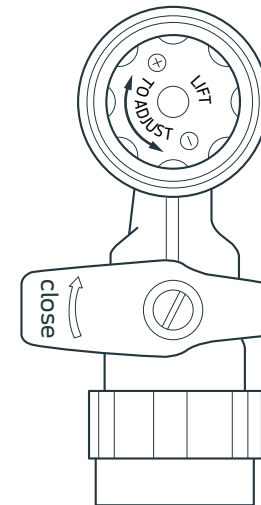
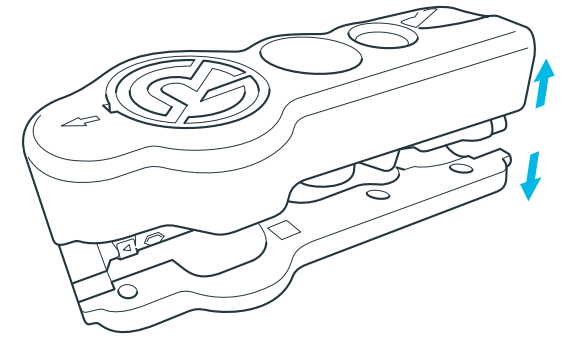


- 3 Pull the check valve assembly out of the Tenant Valve Advance and replace for new.

8. Installing an optional water meter cartridge

If required, a water meter cartridge can be installed into the water meter connection port of the Tenant Valve Advance.

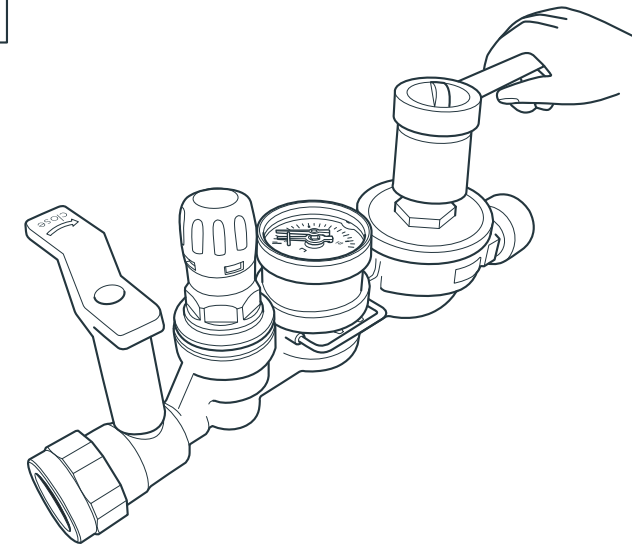
- 1 Remove the insulation from the Tenant Valve Advance by splitting the top half from the bottom.



- 2 Isolate the water supply using the integral ball valve.

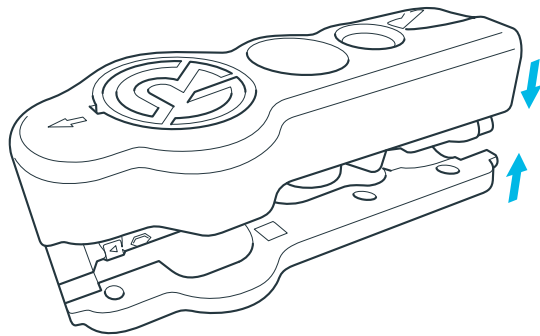
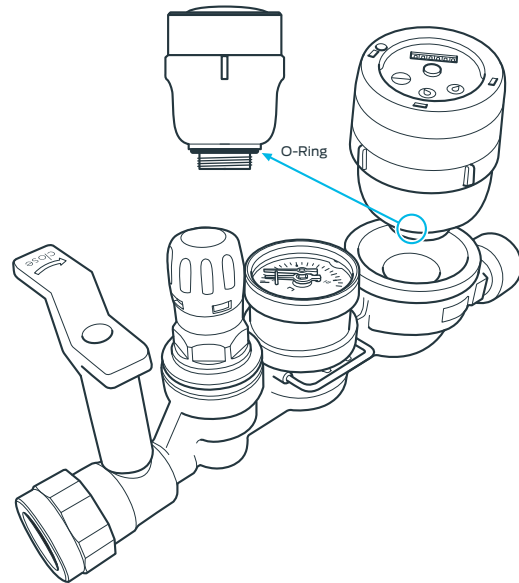
Note: The integral double check valve assembly will prevent any residual downstream water backflowing when the cap is removed.

- 3 Using an appropriately sized socket, remove the plastic blanking cap from the water meter connection port.



8. Installing an optional water meter cartridge (cont.)

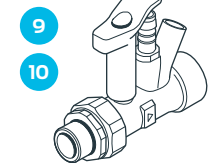
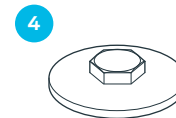
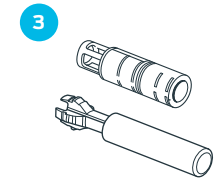
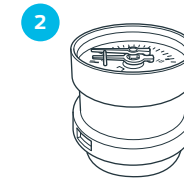
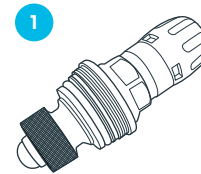
- 4 Making sure the O-Ring is in place, screw the water meter cartridge into position and tighten to seal.



- 5 Re-fit the insulation cover around the Tenant Valve Advance and open the integral ball valve.

9. Spares & accessories

	Product code	Description
1	REDC201001	Adjustable PRV cartridge
2	GAGE201001	Dual reading up and downstream pressure gauge
3	TCHK201001	Check valve assembly & maintenance key
4	BCAP250001	Blanking cap for water meter connection
5	INSL250001	Replacement insulation shell
6	HNDL250001	Replacement handle for ball valve
7	WATM250001	Primary charging meter
8	PLSE250001	Pulse output cap
9	TABV250001	¾" Outlet isolator and drain
10	TABV250005	1" Outlet isolator and drain





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