

SECTION 7

Maintenance

Categories: Azrock Vinyl Composition Tile
 Azrock Vinyl Enhanced Tile
 Azrock Solid Vinyl Tile
 Azrock Luxury Vinyl Tile
 Azrock Commercial Inlaid Sheet Vinyl

Chemicals, Reagents and Stains

	VCT	VET	SVT	INLAID	LVT
Organic Solvents					
Acetone	0, SD	0	0, SD	0, S	0
Chloroform	0, SD	2, BL	0, SD	0, S	0
Ethyl Acetate	0, SD	0	0, SD	0	0
Ethyl (denatured) Alcohol	0, R	0	0	0	0
Ethyl Ether	0	0	0, D	0	0
Ethylene Glycol (anti freeze)	0	0	0	0	0
Formaldehyde 10%	0	0	0	0	0
Gasoline	0	0	0	0	0
Isopropyl Alcohol	0, R	0	0	0	0
Kerosene	0	0	0	0	0
Methylene Chloride (Dichloromethane)	0, SD	3, BLS	0, SD	0	0, D
M.E.K.	0, SD	0	0, SD	0	0
Mineral Spirits	0	0	0	0	0
Perchloroethylene (Tetrachloroethylene)	0	0	0, D	0	0
Toluene	0, D	0	0, SD	0	0
Trichlorethylene	0, SD	0	0, SD	0	0
Turpentine	0	0, G	0	0	0, G
Xylene	0, SD	0	0, S	0	0
Alkali (Bases)					
Ammonium Hydroxide 30%	0, D	0	0	0	0
Potassium Hydroxide 15%	0, D	0	0	0	0
Sodium Hydroxide 50%	0, D	0, R	0	0	0, R
Acids					
Acetic Acid 28%	0, BL	0	0, BL	0	0
Acetic Glacial	0, BL	0	0	0	0
Hydrochloric Acid 38%	0	0	0	0	0
Lactic Acid 10%	0	0	0	0	0

Chemicals, Reagents and Stains

	VCT	VET	SVT	INLAID	LVT
Nitric Acid 15%	0	0	0, BL	0	0
Phosphoric Acid 85%	0, BLR	0, D	0, BLR	0	0
Sulfuric Acid 40%	2, BLR	2, R	2, BLR	0	0
Salt Solutions					
Calcium Chloride SAT'D	0	0	0	0	0
Copper Sulfate 10%	0	0	0	0	0
Ferric Chloride 10%	1	0	3	0	0
Silver Nitrate 1%	1	0	3	0	0
Photographic Chemicals					
Dektol Developer	2, D	1	0	0	0
Kodak Colour Developer	2, D	1	2	0	0
Kodak Film Cement	0, SD	0, G	0, SG	0	0, G
Kodak Rapid Fixer	0	2	0	0	1
Kodak Developer. C-41 Film	1, D	3	1	0	2
Berg Toning Activator	0	0	0	0	0
Berg Toning System Cleaner	0	0	0	0	0
Medical Stains and Reagents					
Aniline Blue 2.5%	1	0	0	1	0
Auramine / Rhodamine	3	3	3	3	3
Auramine	3	3	3	3	3
Rhodamine	3	3	3	3	3
Basic Fuchsin	3	3	3	2	2
Betadine Skin Cleanser	1	2	0	1	1
Betadine Solution 10%	1	1	2	1	1
Bromocresol Green	0	0	0	0	0
Carbon Fuchsin	3	3	3	3	3
Eosin 1%	3	1	1	2	0
Gentian Violet 2% (Crystal violet)	3	3	3	3	3
Giemsa Blood Stain	3	3	3	1	3
Glutaraldehyde	0	0	0	0	0
Iodine Tincture	2	3	3	3	3
Iodoform 1%	3	3	3	1	3
Lugol's Solution	3	3	3	3	3, G
Methylene Blue	3	3	0	2	3
Picric Acid 1%	3	3	1	3	3, G
Potassium Permanganate 0.5%	2	3	1	1	3
Tincture of Benzoin	3	2	2	2	2, R
Urea Solution (10%)	0	0	0	0	0, G

Chemicals, Reagents and Stains

	VCT	VET	SVT	INLAID	LVT
Wright's Blood Stain	3	2	2	2	2
Embalming Chemicals					
Esco Polar Cavity	0, D	0	0	0	0
Esco Lithol Cir Cosmetic	0, D	0	0	0	0
Esco Ming Arterial	1, D	0	0	0	0
Esco Fluid Colour Tan	2	2	1	1	0
Common Stains and Reagents - Disinfectants & Cleaners					
Clorox	0, D	0	0	0	0
Comet Bathroom Cleaner	0, D	0	0	0	0
Hydrogen Peroxide	0	0	0	0	0
lysol Liquid Disinfectant	1	0	0	0	0
Phenolic Disinfectant Cleaner (Dettol)	0, D	0	0	0	0
Quaternary Disinfectant Cleanser (Quatricide PV) 0, D		0	0	0	0
Food Service					
Catsup	0	0	0	0	0
Coffee - Hot Black	0	0	0	0	0
Cola Drink	0	0	0	0	0
French Dressing	0	0	0	0	0
Mustard	1	0	1	0	0
Red Food Colour	1	0	0	0	0
Red Wine	0	0	0	1	0
Soy Sauce	0	0	0	0	0
Spaghetti Sauce	1	0	2	1	0
Tea - Hot Black	0	1	0	0	0
Tomato Paste	0	0	0	0	0
Office					
Ballpoint Ink	3	3	3	2	3
Carbon Paper Smudge	3	3	3	3	3
Fountain Pen Ink	2	0	0	0	0
Lead Pencil	3	1	3	2	0
Permanent Black Marker	3	3	3	3	3
Photocopy Toner (Powder)	0	0	0	0	0
Red Crayon	2	3	0	0	2
Oils					
Beef Tallow - Hot	0	0	0	0	0
Canola	0	0	0	0	0
Brake Fluid	0, D	0	0	0	0
Dextron Transmission Fluid	0	0	0	0	0
Mineral Oil	0	0	0	0	0

Chemicals, Reagents and Stains

	VCT	VET	SVT	INLAID	LVT
Olive Oil	0	0	0	0	0
SAE #10 Oil	0	0	0	0	0
30 Wt. Non detergent Oil	0	0	0	0	0
Used Motor Oil	0	0	0	0	0
Miscellaneous					
Asphalt Driveway Sealer	3	1	3	3	0
Blue Chalk	0	0	0	0	0
Eye Shadow (water proof)	2	3	1	1	3
Hair Colour	3	3	3	3	1
Lipstick	1	0	1	0	0
Perfume	0, D	0	0	0	0
Red Candle Wax	0	0	0	0	0, G
Red Nail Polish	2, R	3, G	2, R	2, R	3, G
Shoe Polish - Liquid Brown	0, D	0	0	0	0
Shoe Polish - Paste Brown	3	3	3	3	3

Samples were tested as manufactured (no additional treatments). All samples were exposed to reagents for four hours (uncovered). Then cleaned with neutral Domco cleaner and cotton cloth. Results are averaged within each product group and are shown by the following code:

- | | | | |
|-------------|-----------------|--------------|-------------------------|
| 0 | .NO STAIN | BL | .BLEACHING |
| 1 | .SLIGHT | D | .DULLING |
| 2 | .MODERATE | S | .SOFTENING |
| 3 | .SEVERE | R | .REAGENT LEFT A RESIDUE |
| G | .GLOSS INCREASE | | |

The following reference chart is a handy quick-guide on the DOMCO TARKETT maintenance products specially formulated for all Azrock Commercial Flooring products. Detailed maintenance for each product type, following this chart, should be followed in conjunction with this chart.

Commercial Floor Care Products

	POLISH	STRIPPER	CLEANER
Description	DOMCO TARKETT Commercial Floor Polish C502 Matte Satin Polish C202	DOMCO TARKETT Commercial Floor Stripper C402	DOMCO TARKETT Commercial Floor Cleaner C302
Unit Size	C502 - 2.5 Gallon (9.46L)	C402 - 2.5 Gallon (9.46L)	C302 - 2.5 Gallon (9.46L)
Use	Specially formulated by DOMCO TARKETT for use on Azrock Commercial Vinyl Flooring. Recommended for use on all commercial vinyl flooring.	Specially formulated by DOMCO TARKETT for use on Azrock Commercial Vinyl Flooring. Recommended for use on all commercial vinyl flooring.	Specially formulated by DOMCO TARKETT for use on Azrock Commercial Vinyl Flooring. Recommended for use on all commercial vinyl flooring.

Warning	<ul style="list-style-type: none"> • Do not take internally • Keep out of reach of children • Keep from freezing 	<ul style="list-style-type: none"> • May cause severe eye or skin burns • Harmful if swallowed • Do not take internally • Keep from freezing • Do not use on linoleum or wood 	<ul style="list-style-type: none"> • Eye & skin irritant • Do not take internally • Keep out of reach of children
Features	<ul style="list-style-type: none"> • High Performance Acrylic Polish • Versatile-Dry bright polish, spray buff polish or high speed burnishing • High solids content for superior floor protection • Exceeds ASTM D2047 for slip resistance 	<ul style="list-style-type: none"> • Ammonia - FREE • Detergent enhanced • Highly Efficient-No need for aggressive pads • Labor saving 	<ul style="list-style-type: none"> • Low foaming general purpose floor cleaner • Neutral pH • Concentrated - Allows for dilution as low as 64:1 • Can be used with automatic scrubbers
Coverage	1,500-2,000 sq. ft. per gallon per coat	Makes up to 4 gallons per gallon	Makes 64 gallons per gallon
Directions	<p>FLOOR PREPARATION</p> <ul style="list-style-type: none"> • Sweep or vacuum thoroughly • Wash with DOMCO TARKETT Floor Cleaner • Rinse thoroughly • Let floor dry <p>POLISH-LOW TRAFFIC</p> <ul style="list-style-type: none"> • Apply 3 to 5 coats • Use a clean mop or applicator • Let dry 30 minutes between coats <p>POLISH-LIGHT TRAFFIC</p> <ul style="list-style-type: none"> • Follow instructions above; then • High speed burnish or • Spray-buff or • Apply 1 or 2 extra coats 	<p>MIXING</p> <ul style="list-style-type: none"> • One quart per 3 quarts of water <p>SPREAD & SOAK</p> <ul style="list-style-type: none"> • Spread over a moderate-size area • Soak for 5 minutes <p>SCRUB</p> <ul style="list-style-type: none"> • Scrub at low speed • Use 3M green scrubbing pad or equal or • Scrub-Grit® brush or equal • Coarser brushes or pads are too abrasive <p>CLEAN</p> <ul style="list-style-type: none"> • Vacuum spent solution • Rinse thoroughly with clean water • Vacuum again <p>FINISH</p> <ul style="list-style-type: none"> • Let the floor dry • Apply 3 to 5 coats of DOMCO TARKETT Floor Polish 	<p>DAMP MOPPING</p> <ul style="list-style-type: none"> • 3-4 oz. per gallon of water • No rinsing required <p>SCRUBBING</p> <ul style="list-style-type: none"> • 4-6 oz. per gallon of water • Use light to medium duty pad or brush • Rinsing required <p>AUTOMATIC SCRUBBER</p> <ul style="list-style-type: none"> • 2-3 oz. per gallon of water • No rinsing required

All of these products have been specially formulated to be compatible with Azrock Commercial Vinyl Floor Products. If other manufacturers products are to be utilized we would suggest that products manufacturers recommendations be consulted and followed.

MAINTAINING COMMERCIAL AREAS

All vinyl flooring requires effective cleaning and maintenance to ensure its durability, appearance and safety. How frequently the floor must be maintained depends largely on the amount and type of traffic and the amount and frequency of soiling.

The type of floor and the color are important, too. For example, solid colored floors will show scuffs, scratches, dirt and general wear more than multi-colors or patterns. Likewise, light colors will show marks more than darker colors.

Although DOMCO TARKETT can make general recommendations, the local conditions will determine what specific maintenance is needed. It is the responsibility of the maintenance contractor to set up a maintenance program meeting the needs of the facility. For example, requirements in a 12th floor office suite will be significantly different from those in a supermarket or a restaurant dining area. An effective maintenance program should include:

- Thorough dirt and grit regulation
- Prompt removal of spills and staining material
- Protection of the floor surface

There have been many improvements in chemical maintenance products, cleaning and buffing pad composition, maintenance machines and maintenance procedures. Intensive training programs by nationally known maintenance product manufacturers have significantly improved the expectations for overall protection and appearance of all vinyl tile floors. At the same time, cost per square foot for caring for these floors in commercial areas has gone down. High quality maintenance of vinyl flooring is now easier than ever before.

Use DOMCO TARKETT maintenance materials or products of equal quality for maintaining Azrock Commercial Resilient Flooring.

SPECIAL MAINTENANCE PRECAUTIONS

- **SPILLS** - All spills encountered in a commercial environment should be wiped up immediately with an absorbent paper towel or white cloth and the area washed with full strength DOMCO TARKETT Commercial Floor Cleaner or equivalent. If removal is not complete, try rubbing with isopropyl alcohol or lighter fluid. Alcohol and lighter fluid are flammable; follow all recognized cautions when using these products.
- **SLIPPERINESS** - Water, other liquids, chemicals and foreign matter on the surface of the floor can cause it to be slippery. They should be removed immediately! Incompatible floor finishes can cause slipperiness. Do not allow furniture polish, glass cleaners or other similar products to come in contact with the floor, whether finished or unfinished. It will cause severe slipperiness! Caution signs should be placed in commercial areas where the floor becomes slippery and should remain until the condition has been fully remedied.

CAUTION: When washing, finishing or stripping the floors, traffic should be excluded from the area because wet floor surfaces are usually slippery. The use of improper waxes and floor finishes can cause problems such as slipperiness and dirt accumulation.

- **STAINS** - All resilient floor coverings, especially white or light colors, can be stained by certain materials. These include tracking from asphalt paving or asphalt driveway dressing, solvent liquid or past waxes, certain formulations of rubber casters or furniture cups, shoe sole material, shoe polish, lipsticks, pigmented clays, paints, pigments, petroleum by-products and tires. In many instances, tire stains are difficult or impossible to remove. Be sure your Azrock floor is properly protected from contact with these materials. Protect the floor from direct contact with tires. Use a piece of Plexiglas or steel to provide protection.

- **INSECTICIDES, DISINFECTANTS AND SOLVENTS** - Care should be exercised in the selection and excessive use of insecticides and disinfectant sprays, such as those used in hospitals. Some disinfectant and insecticide sprays contain oil or solvents which may settle in sufficient quantity on the floor to discolor, cause slipperiness and harm the floor covering. These include some cleaning agents containing caustics, strong soaps, phenol based disinfectants, or solvents such as gasoline, kerosene, or turpentine. If spills from iodine-based products cannot be prevented, select darker colored flooring to mask stains, or apply coats of floor finish/polish to act as a sacrificial coating which can be removed if staining occurs.
- **COATINGS** such as shellac, lacquer, varnish, and paste wax or those containing aromatic solvents are NOT recommended for Azrock floors. They may permanently injure the flooring surface. NOTE: There are a number of specialized clear urethane or epoxy formulated "permanent" maintenance coatings marketed for application on mainly vinyl composition tile floors. Some of these products, if not applied correctly or applied on newly installed tile or on poorly bonded tile have led to tile release from the substrate. DOMCO TARKETT makes no statement as to these products' acceptability for use on our resilient flooring products. Damage resulting to flooring from these types of coatings will need to be addressed by the manufacturer and / or applicator of such coating.
- **SWEEPING COMPOUNDS OR MOP TREATMENTS WITH PETROLEUM SOLVENTS, SILICONE COMPOUNDS OR LOOSE ABRASIVES** - Solvent oils may adversely interact to change surface hardness of the floor finish, cause slipperiness, and shorten the service life of the tile. Improper or harsh abrasives may unduly scratch the finish. Use only floor sweep and mop treatments that contain water based or emulsion based materials that are compatible with the floor finish.
- **STILETTO HEELS** - Resilient flooring, as well as wood and other commercial floors, may suffer visible damage as a result of the extreme high forces (up to 2,000 pounds per square inch psi) exerted by stiletto or high heels. DOMCO TARKETT will not accept claims for damage caused by stiletto or high-heeled traffic. Stiletto or high-heel damage is intensified by protruding nail heads. An exposed nail head on a stiletto heel can exert a force up to 6,000 psi. Azrock commercial resilient flooring and other types of commercial flooring are not designed to perform under such concentrated high pressure.

CAUTION: Do not dry buff, spray buff or burnish vinyl composition tile or asphalt tile floors without prior applications of a metal cross-lined acrylic finish which is resistant to neutral cleaners. Do not dry strip under any conditions.

MAINTENANCE HINTS

- Use full width entrance walk-off mat. Clean mats frequently. Do not use walk-off mats with rubber base that can come in contact with floor tile. Stains often result when rubber comes in contact with resilient flooring.
- Sweep floors daily to remove grit and dirt which will be ground into the finish if left too long.
- Buffing over the finish with a polishing machine adds luster to the finish coat and helps dislodge dirt and blends touch-up spots with original finish coat.
- Operators of ultra-high speed machines must be thoroughly trained in the machine's proper use. Improperly used, these machines can damage any resilient floor covering.

- Don't polish DOMCO TARKETT floor finishes until thoroughly dry - such action kills its luster.
- Don't apply floor finish in a heavy coat. One or several thin, even coats provide better floor protection and improved appearance.
- Mop with clear water if dirt accumulation is not removed by sweeping. DO NOT flood the floor when mopping.
- Be sure no floor cleaner film is left on the floor before applying finish. Floor finish over a floor cleaner film reduces the water resistance of the finish and may leave a spotted floor.
- Touch up worn spots in heavy traffic areas before finish film wears through completely. Usually, it is not necessary to reapply finish to the entire floor.
- NEVER apply floor finish over a dirty surface. The dirt will be trapped under the new coating. If the floor has been exposed to traffic since the last floor finish application, it should be mopped clean.
- Do not force-dry DOMCO TARKETT Commercial Floor Polish or any other high quality acrylic floor finish. This often will cause powdering of the finish.

JOB CONDITIONS REQUIRED

1. AC/Heat fans must be operating to assure circulation and drying.
2. Water and plumbing in building must be in working order.
3. Hot water heater must be hooked up and operating.
4. Floor area must have adequate lighting.
5. Electrical plug outlets in floor area must be "hot" and properly grounded.
6. All debris and equipment must be removed from the floor area.
7. An adequate supply of DOMCO TARKETT Commercial Floor Stripper should already be on hand.
8. All spray painting and clean-up procedures that will generate airborne dust particles must be completed before floor preparation begins.
9. Secure the services of an experienced, professional floor service to provide necessary equipment and manpower to complete the job.

EQUIPMENT REQUIRED

To prevent delays and to complete the job in a reasonable amount of time, a professional floor service may be considered to provide the following equipment to complete the initial strip and finish operation:

- Clean dust mops
- Mop heads and handles (soak new mops 24 hours)
- Buckets with wringers
- Blue/Green stripping pads or equivalent natural fiber brushes

- Side-to-side slow speed buffers, generally 375 RPM or slower
- Automatic floor scrubbing machine (with full charge)
- Foot Traffic Safety “Caution: Slippery When Wet” Signs

NOTE: The number of pieces of equipment required depends on the size of the job and the manning required to complete the maintenance with the time allowed.

MAINTENANCE EQUIPMENT FLOOR MACHINES AND PADS

LOW SPEED FLOOR MACHINES are usually single-disc buffers and can be equipped with either brushes from a range of aggressiveness from scrubbing to polishing or pads described below. Operating speeds are available from 170 to 300 rpm, powered by a 120 volt electric current. Electric cords must be grounded.

HIGH SPEED FLOOR MACHINES are usually single-disc buffers designed for buffing and spray-buffing with operating speeds from 300 to 1,100 rpm. Most are powered by 120 volt electric current. Electric cords must be grounded.

ULTRA-HIGH SPEED FLOOR MAINTENANCE MACHINES are usually single-disc operated on a push/pull method. They allow the operator to move in a straight line and offer fast stripping, burnishing and buffing at significantly lower maintenance cost. They should be operated only by properly trained personnel, otherwise damage to the floor covering will occur. These machines are frequently driven by battery or propane motors to allow for independent movement over large areas.

FLOOR MACHINE PADS

Matching the proper floor machine pad or natural fiber brush to the task, whether it be buffing, scrubbing or stripping, is a key element in an effective and economical maintenance program. Floor machine pads are non-woven nylon and polyester discs. They come in a variety of thickness up to 1". The diameters and grit particle sizes depends on the task to be accomplished. The color of the pad denotes its coarseness. This provides easy identification of the pad to the task by maintenance personnel. One manufacturer, for example, has the following color codes:

- Natural Fiber - For burnishing
- White - For polishing (least abrasive)
- Tan, Red - For scrubbing (low abrasion)
- Blue, Green - For stripping (moderate abrasion)
- Brown, Black - Not recommended for use on any Azrock resilient flooring (most abrasive)

The pad with the least coarse particles, intended for buffing and polishing, will be ineffective for stripping. Likewise, a pad with the most coarse particles is not satisfactory for polishing because it will remove the finish and sometimes distribute a fine layer of finish dust on furniture and merchandise. Brushes are recommended for flooring with textured surfaces.

MAINTENANCE COMPARISON CHART

PRODUCT PROCEDURE	VINYL COMPOSITION TILE STANDARD	VINYL COMPOSITION TILE SLIP RESISTANT	VINYL COMPOSITION TILE STATIC DISSIPATIVE	VINYL ENHANCED TILE	SOLID VINYL TILE	LUXURY VINYL TILE	COMMERCIAL INLAID SHEET VINYL
Factory Applied Finish	Temporary Acrylic	Temporary Acrylic	Temporary Acrylic	Permanent Tritonite II	None	Permanent PVC	Permanent Tritonite II
Initial Stripping	Optional (A)	Optional (A)	Optional (A)	NO	Optional (A)	NO	NO
Initial Deep Scrub	YES	YES	YES	YES	YES	YES	YES
Floor Sealer	Optional (B)	Optional (B)	NO	NO	NO	NO	NO
Finish Application Number of Coats	YES 4+	YES No more than 3	YES No more than 3	YES 1-2	Optional (C)	Optional (C)	YES 1-2
Commercial No Wax	NO	NO	NO	NO	YES (C)	YES (C)	NO
Follow Up Maintenance	Recoat and/or Spray/Buf	Recoat Wear Zones Do Not Buf	Recoat and/or Spray/Buf	Spray Buf	Dry or Spray Buf	Dry or Spray Buf	Spray Buf
Strip Cycles Per Year	2	2+	1	1	1 (D)	1 (D)	1

NOTES: (A)- Initial stripping may be necessary if floor becomes heavily soiled during construction. (B)- The use of a floor sealer may be helpful in areas subject to high amounts of concentrated surface traffic. Sealer is not necessary or helpful on products with permanent manufacture applied surface treatments. (C)- Commercial No Wax Maintenance Procedure eliminates need of Floor Finishes in certain areas. Depending on site environment and use conditions limited use of Floor Finishes may be necessary. (D)- Stripping will not be necessary if Commercial No-Wax Maintenance Procedures are utilized. Use of Floor Finishes or build up of spray buff film may necessitate an occasional strip out and re-buff.

MAINTENANCE PROCEDURES

The following guidelines are a general overview appropriate when DOMCO TARKETT supplied maintenance products are utilized. If other manufacturers products are to be utilized we would suggest that products manufacturers recommendations be consulted and followed.

STEPS TO FOLLOW IF STRIPPING OF NEWLY INSTALLED FLOORS IS DESIRED OR NECESSARY

This may be necessary if newly installed flooring without permanent factory applied surfaces get heavily soiled during construction. The stripping will remove the heavy soiling along with the temporary factory coating leaving a clean surface for application of floor finishes. Stripping is not necessary anytime new permanent surface treated floors are prepared for use. These floors will only require a scrub cleaning with DOMCO TARKETT Neutral Cleaner prior to application of finishes.

Note if contemplating stripping a newly installed floor:

Due to the increased use of highly alkaline “quick strip” solutions and procedures on the market today vinyl composition tile manufacturers have seen an increase in the amount of damage they are causing on new and even older existing vinyl composition tile floors. The recommendations on stripping that follow, when properly done, has shown not to be damaging to vinyl composition tile floors. Whenever possible new floors should not be stripped immediately after installation. If they must our recommendations should be followed. If maintenance materials or procedures other than that recommended by DOMCO TARKETT are utilized the responsibility for these materials performance or reaction with flooring materials or adhesives rest with that products manufacturer, specifier, and/or applicator not DOMCO TARKETT.

STRIPPING PROCEDURE - NEW TILE FLOORS

1. Dust mop entire floor area and remove gum, tar, glue, etc. from floor.
2. Mix 3 quarts of hot water with 1 quart of DOMCO TARKETT Commercial Floor Stripper.
3. Dip mop in stripping solution, let excess solution drain off and apply stripper liberally to floor. Let stripper set on floor 5 minutes before scrubbing. DO NOT FLOOD FLOOR.
4. Important: With blue or green pad or equivalent natural fiber brushes, pass over each tile section at least twice. Do not rush this procedure-it is crucial. If necessary, apply more solution to keep floor wet so that it is wet at all times during the stripping procedure. Do not dry strip under any conditions.
5. After a section is stripped, pick up the stripping solution immediately with automatic scrubber or clean mop and clear water.
6. If using a scrubber, pick up any stripper left behind with cool water and clean mop. Additional rinsing is usually not necessary. Allow area to dry completely prior to application of finish. Finish floor following steps 7 to 11 as indicated under the FINISHING NEW AZROCK FLOORS section below.
7. Move stripping operation to next area of floor and repeat the procedure.

INITIAL DEEP CLEANING PROCEDURE FOR ALL FLOORS

Consult and follow application instructions on product labels.

Dust mop entire floor area and remove gum, tar, glue, etc. from floor.

Mix 4-6 ounces of DOMCO TARKETT Commercial Floor Cleaner with each gallon of hot water.

Dip mop in cleaning solution, let excess solution drain off and apply cleaner liberally to floor. Let cleaner set on floor 5 minutes before scrubbing. **DO NOT FLOOD FLOOR.**

Important: With blue or green pad or equivalent bristle brushes, pass over each tile section at least twice. Do not rush this procedure-it is crucial. If necessary, apply more solution to keep floor wet so that it is wet at all times during the deep scrub procedure. Do not let solution dry under any conditions.

After a section is deep scrubbed, pick up the cleaning solution immediately with automatic scrubber or clean mop and clear water. Rinse the floor clean and allow to dry.

APPLYING FLOOR FINISHES

1. Pour DOMCO TARKETT Commercial Floor Polish into clean mop buckets.
2. Use new properly prepared or clean mops for applying floor finish.
3. Dip mop in floor finish, place mop in wringer and tamp lightly. The mop should be full but not dripping.
4. Apply the amount of thin coats of finish to floor recommended for the particular product and use conditions expected. Under normal conditions, allow a minimum of 45 minutes drying time between coats. One or two additional thin coats of finish should be applied prior to opening building for use.
5. **Important:** AC/Heat must be in operation to assure adequate drying time and curing of finish between coats. Temperature and humidity level in the building will determine drying time.

CAUTION: Do not dry buff, spray buff or burnish vinyl composition tile or asphalt tile floors without prior applications of a metal cross-linked acrylic finish which is resistant to neutral cleaners. Do not dry strip under any conditions.

If followed closely, these procedures will prevent costly delays and unnecessary expenses resulting from a new floor that has not been prepared properly for the owner.

SPRAY BUFFING

Spray buffing is a common and effective method of commercial maintenance. If desired, this may be done by attaching a spray applicator or using a hand-held spray applicator and lightly spraying diluted DOMCO TARKETT Commercial Floor Polish (1 part polish to 3 parts warm water) or a commercially formulated spray buff solution onto the floor. Buff the solution in before the liquid can dry. A thin, protective, glossy film remains after buffing the liquid dry, leaving the base coat (if applied) intact, reducing the need for stripping. High traffic areas may require refresher coats more frequently.

CAUTION: Make sure the power buffer is in good condition and may be used on wet floors safely. Make sure there is no exposed wiring and no danger from electrical shock.

NOTE: DO NOT SPRAY OR DRY BUFF AZROCK SLIP RESISTANT VINYL COMPOSITION TILE.

CONTINUING GENERAL MAINTENANCE

1. Sweeping:
Sweep or vacuum the floor at least daily to removed any dirt or grit before it can scratch the floor or become ground in.
2. Removing Spills:
Take prompt action to deal with all spills since they can cause the floor to become slippery.
3. Remove all spills from the surface by wiping up with an absorbent cloth or paper towel. Then wash with a solution of DOMCO TARKETT Commercial Floor Cleaner. Since wet floors can be slippery, mark the area with "Caution, Slippery Floor" signs. Keep foot traffic off until the floor is dry.
4. Further Cleaning:
Regular mopping or washing of the floor using a solution of DOMCO TARKETT Commercial Floor Cleaner will be necessary. The frequency will depend on the color of the floor and the nature and amount of soiling. For example, a high traffic area where there is a lot of soiling will almost certainly require washing on a daily basis. Regular maintenance at walk-off mats will help minimize the amount of dirt and grit tracked into the premises. This will reduce maintenance in entry areas and help extend the life of the floor.
5. Buffing:
Low speed buffing will help add luster to the finish, dislodge dirt and blend touch up spots with the original finish. Spray buffing is also an effective method to restore the finish and gloss to traffic areas.
6. Restoring the Finish:
Touch up worn spots in heavy traffic areas before finish film wears through completely. Usually it is not necessary to reapply finish to the entire floor.

Never apply floor finish over a dirty surface. The dirt will be trapped under the new coating. If the floor has been exposed to traffic since the last floor finish application, it should be mopped clean. Be sure no floor cleaner film is left on the floor before applying finish. For finish over a floor cleaner film reduces the water resistance of the film and may leave a spotted floor. Do not force-dry the floor finish since this may lead to powdering of the finish.

PERIODIC STRIPPING PROCEDURE

Stripping will periodically be required on floor maintained with floor finishes. This will remove all embedded foreign matter within the floor finish and help maintain a good aesthetic appearance.

When you need to strip Azrock resilient flooring, equipment required:

Any floor service should have on hand before beginning the job:

- Clean dust mops
- Mop heads and handles (soak new mops 24 hours)
- Buckets with wringers
- Blue/green stripping pads or equivalent natural fiber brushes
- Side-to-side slow speed buffers, generally 375 RPM or slower
- Automatic floor scrubbing machine (with full charge)
- Foot Traffic Safety "Caution: Slippery When Wet" Signs

NOTE: The number of pieces of equipment required depends on the size of the job and the personnel required to complete the maintenance within the time allotted.

1. Dust mop the entire floor area and remove gum, tar, glue, etc. from the floor.
2. Mix one part DOMCO TARKETT Commercial Floor Stripper to three hot water. Follow stripping instructions on the label.
3. Dip the mop in stripping solution. Let the excess solution drain off and apply stripper liberally to a section of the floor. Let the stripper set on the floor 5 minutes before scrubbing. Do not flood the floor.
4. With a blue or green pad or equivalent natural fiber brushes, pass over each tile section at least twice. Do not rush this procedure. It is crucial. If necessary apply more solution to keep the floor wet so that it is wet at all times during the stripping procedure. Do not dry strip for any reason.
5. After stripping a section, pick up the stripping solution immediately with an automatic scrubber or clean mop and clear water.
6. If using a scrubber, pick up any stripper left behind with cool water and a clean mop. Additional rinsing is usually not necessary.
7. Move the stripping operation to the next area of the floor and repeat the procedure. If stripping is incomplete, it may be necessary to repeat the above stage.
8. Applying Finish:
See above for details on finish application. Do not rub the finish on. A coat of finish will dry to a sheen in about 45 minutes, depending on temperature and humidity. Apply at least three coats depending on the gloss desired. Apply the finish to the floor by mopping in one direction to ensure a thin, even coat on the floor. Floor finish dries in about 30 minutes. If you want more than one coat, let each coat dry thoroughly before applying another.

COMMERCIAL "NO-WAX" MAINTENANCE PROCEDURES

Azrock Solid and Luxury Vinyl Tile may be maintained without the use of conventional floor polishes or finishes. This is possible through a consistent cleaning of the flooring along with a dry buffing procedure. This type of maintenance procedure is ideal in areas

where the use of temporary finishes is not allowed or practical. This procedure also utilizes much less in the way of maintenance chemicals and water use.

It is important that the floor be thoroughly cleaned of all soil and debris. If cleaning is not sufficient the soil and debris will be worked into the flooring surface making subsequent removal difficult. Follow directions as detailed above for Initial Deep Cleaning Procedure For All Floors. After floor has dried surface is ready for dry buffing procedure.

DRY BUFFING: This buffing operation may be done using a low speed floor buffer (such as 100 lb., 1 hp, 175 rpm machines). To burnish the surface, use a white polishing pad. Buffing should continue until the surface is well burnished. Low speed floor machines may require more time or several passes to achieve proper burnishing. Faster burnishing can be accomplished by using high speed (300-500 rpm) or ultra high speed (900-2,000 rpm) machine. These high speed machines will allow large areas to be done in shorter periods of time. Equip these machines with a high-speed white polishing pad. Tiles that have a coat of DOMCO TARKETT Commercial Floor Polish, either directly or applied through Spray Buffing, will respond faster than a non-coated tile. Operators of high speed buffers should be well trained. Misuse can result in floor or wall damage.

WARNING: When performing maintenance with a buffer, you may occasionally buff floors other than Azrock Solid and Luxury Vinyl Tile floors. Other floors may contain asbestos, and if maintained improperly could release asbestos fibers. Breathing asbestos fibers can be hazardous to your health. Make sure that you are buffing an Azrock's Solid or Luxury Vinyl Floor, or check with the manufacturer of the commercial floor to insure that it does not contain asbestos. Never dry buff flooring which contains asbestos.

MAINTENANCE COMMENTS ON AZROCK PRODUCT TYPES

Azrock Vinyl Composition Tile

Initial maintenance should begin only after all tiles are thoroughly bonded to the sub-floor. A week to ten days is usually required for the tile to become properly seated. Daily sweeping with a soft broom or damp mopping is the only maintenance recommended during this period.

A temporary acrylic factory finish is applied to Azrock Vinyl Composition Tile at the time of manufacture to help protect the surface of the tile during the packing, shipping, and during the initial installation procedure. This temporary finish is not meant to be a wearing surface and must be augmented by additional coats of finish.

Depending upon jobsite conditions in some cases an initial stripping step is not necessary when using DOMCO TARKETT Commercial Floor Polish or with most good quality finishes available from other manufacturers. Before application of any finish, the Azrock floor tile must be clean and free of all foreign matter.

If the possibility exists as to extreme amounts of dirt and debris to be present on the newly installed floor, prior to initial maintenance procedure, tile may be given a light coat of finish a day after installation to help protect the floor. In this case floor would need to be stripped prior to initial maintenance to remove the finish and construction dirt.

After the initial bonding period the "Initial Deep Cleaning Procedure For All Floors" is usually all that is required to prepare the new tile floor for the needed coats of floor finish. In some instances, the new tile floor may require more than a deep scrub due to abuse received from construction activities. In this case floor may need have factory finish

stripped. In this case follow STRIPPING PROCEDURE - NEW TILE FLOORS as detailed above to remove the construction soil and factory finish.

Floor Sealers:

Floor sealers are designed as semi-permanent firmly adhered coatings used before applications of typical floor finishes. The optional use of floor sealer is limited to vinyl composition tile and aids in protecting the surface of the tile in areas subjected to high traffic and spills. If a floor sealer is to be utilized, as recommended by manufacturers of alternate maintenance products, factory finish will need to be removed prior to application of sealer.

AZROCK SLIP RESISTANT TILE MAINTENANCE

Azrock Slip Resistant Tile offers a safer walking surface than smooth surfaced flooring, making it an excellent choice for areas in commercial interiors where slip resistance is a concern. A clean, well maintained surface is essential to preserve the beauty, durability, and performance of Azrock Slip Resistant Tile. Azrock Slip Resistant Tile should be maintained in the same manner as other Azrock Vinyl Composition Tile products except:

1. First sweep and/or vacuum the floor to remove grit and dirt which could be ground into the finish if left too long. As with any embossed product, bristle brushes should be utilized in lieu of nylon pads for any scrubbing operation. We recommend a polypropylene bristle such as that provided by Clark/Pullman™ or an equivalent. We do not recommend floors be scrubbed or buffed with nylon pads. High Speed machines should not be used on Azrock Slip Resistant Tile.
2. The use of a quality floor finish, such as DOMCO TARKETT Commercial Floor Polish, is definitely recommended. Appropriate floor finishes will meet or exceed the minimum co-efficient of friction slip resistance of 0.50 as measured by the James Machine (ASTM F-2047). Excessive applications of finish or finish build-up should be avoided. These circumstances would affect the proper performance of the slip resistant surface. In most cases no more than 3 thin coats are necessary. During normal maintenance floor should be observed to determine if a refresher coat of finish is necessary, most likely in the high traffic areas. Apply single coats of refresher finish when deemed necessary only in areas where needed.
3. As with any flooring material manufactured to aid in surface traction increased maintenance will be necessary. These surfaces do tend to “grab” dirt particles from foot wear and “hold” onto them. Since each area where this material will be utilized will have different environmental and use conditions maintenance frequency will need to be adjusted. Normally the areas selected for Slip Resistant Tile receive more than normal amounts of traffic and spillage, thus increased attention to maintenance will be necessary.
4. Stripping of the floor should be done when needed using a quality stripper, such as DOMCO TARKETT Commercial Floor Stripper, and re-coated. Normally a polypropylene bristle brush is appropriate for use when stripping, however if the floor is unusually dirty a clean grit impregnated brush may be used. This brush is abrasive and should not be used on a consistent basis. Never use carbide brushes.

AZROCK STATIC DISSIPATIVE (SD) VINYL COMPOSITION TILE MAINTENANCE

This product is manufactured to offer electrical dissipative properties for areas where static build up and discharge may be a concern. To function properly the SD tile must be installed with the recommended DOMCO 950 Pressure Sensitive Conductive Adhesive along with proper maintenance during the life of the floor covering. Grounding of the floor is optional depending upon the end users requirements.

CAUTION: Cortina SD tile is not recommended in areas affected by excessive topical water or frequent spillage. Prolonged exposure to topical moisture may affect the bond of the tile to the substrate. It is important to avoid the use of excessive water during the maintenance process. Only use as much water and water exposure time on the floor as necessary to clean and maintain the floor.

As with all Azrock Vinyl Composition Tile, Azrock's Static Dissipative (SD) tile is manufactured with a factory applied finish. This is to help protect the surface of the tile during the packing, shipping, and during the initial installation procedure. This temporary finish is not meant to be a wearing surface and must be augmented by additional coats of finish.

IMPORTANT NOTE: The DOMCO Commercial Floor Polish is the only floor finish product recommended by DOMCO for use on the Azrock Static Dissipative (SD) tile. The use of any other floor finishing product may compromise floors electrical performance. Any statements or warranties on electrical performance of the flooring system, when other maintenance products are utilized, rest with that materials manufacturer, supplier, and / or specifier, not with Domco.

NOTES ON ELECTRICAL CERTIFICATION TESTING

Any electrical resistance testing for certification should be done prior to initial maintenance procedures. We also recommend that subsequent in-service testing be performed at a standardized interval (every 6 months is suggested) to ensure continued proper electrical performance over varied use and maintenance conditions. This to ensure that excessive coats of floor finish have not been allowed to accumulate on the floor. If after testing conductivity has been affected, floor will need to be stripped of all finishes and then re-tested.

Normal floor finishing recommendations as detailed for smooth surface Azrock Vinyl Composition Tile need to be followed.

NOTE: The only limitation is that no more than 3 thin coats of DOMCO Commercial Floor Polish should be applied or allowed to build up on the floor at any time.

Excessive coats or accumulation of floor polish must be avoided. During periodic re-coating care should be taken to avoid build up along the edges or walls. A good working practice would be to limit refresher coats of finish to just the traffic areas of the site and no closer than 1' (330 mm) from the edges or walls. If this or a greater amount of polish is allowed to accumulate on the floor a complete stripping (like that for normal smooth surface Vinyl Composition Tile) will need to be performed.

Azrock Cortina Grande Vinyl Enhanced Tile

Initial maintenance should begin only after all tiles are thoroughly bonded to the sub-floor. A week to ten days is usually required for the tile to become properly seated. Daily sweeping with a soft broom or damp mopping is the only maintenance recommended during this period.

A permanent coating of DOMCO TARKETT's unique Tritonite II is applied at the factory to seal the surface of Vinyl Enhanced Tile. This greatly simplifies the initial maintenance procedure and reduces the amount of additional coats of finish that need to be applied prior to opening the floor to traffic.

Stripping is not necessary before application of any finish. However the floor tile must be clean and free of all foreign matter.

If the possibility exists as to extreme amounts of dirt and debris to be present on the newly installed floor, prior to initial maintenance procedure, tile may be given a light coat of finish a day after installation to help protect the floor. In this case floor would need to be stripped prior to initial maintenance to remove the finish and construction dirt.

After the initial bonding period the "Initial Deep Cleaning Procedure For All Floors" is all that is required to prepare the new tile floor for the needed coats of floor finish.

Excellent maintenance results are easily obtained by spray buffing either during the initial maintenance procedure or during the normal General Maintenance cycle.

Floor sealer use is not recommended.

Azrock Solid Vinyl Tile

The high pressure molded manufacturing process of this floor tile results in a product that is flexible in regards to maintenance procedures. No factory finish is applied during manufacture.

Initial maintenance should begin only after all tiles are thoroughly bonded to the subfloor. A week to ten days is usually required for the tile to become properly seated. Daily sweeping with a soft broom or damp mopping is the only maintenance recommended during this period.

If the possibility exists as to extreme amounts of dirt and debris to be present on the newly installed floor, prior to initial maintenance procedure, tile may be given a light coat of finish a day after installation to help protect the floor. In this case floor would need to be stripped prior to initial maintenance to remove the finish and construction dirt.

After the initial bonding period the "Initial Deep Cleaning Procedure For All Floors" is all that is required to prepare the new tile floor for buffing or coats of floor finish.

Product may be maintained through the "Commercial No-Wax Maintenance Procedure" detailed on page 104, with minimal use of floor polish through the "Spray Buffing Procedure", or like a conventional vinyl composition tile floor with multiple coat applications of DOMCO TARKETT Commercial Floor Polish. Selection of type of maintenance practice will depend a great deal on the environment and use conditions of the site.

For example: building entry ways may respond best under a conventional floor polish maintenance procedure, interior corridors with a spray buffing procedure and clean room areas through a commercial no wax buffing procedure. Thus one building application of Solid Vinyl Tile may respond best in different areas of the building using 2 or more different procedures.

Floor sealer use is not recommended.

Azrock Luxury Vinyl Tile

Initial maintenance should begin only after all tiles are thoroughly bonded to the sub-floor. A week to ten days is usually required for the tile to become properly seated. Daily sweeping with a soft broom or damp mopping is the only maintenance recommended during this period.

This product is protected by a thick permanent PVC wearlayer. The wearlayer formulation results in a product that is flexible in regards to maintenance procedures. No factory finish is applied during manufacture.

Stripping is not necessary before initial maintenance. However the floor tile must be clean and free of all foreign matter.

If the possibility exists as to extreme amounts of dirt and debris to be present on the newly installed floor, prior to initial maintenance procedure, tile may be given a light coat of finish a day after installation to help protect the floor. In this case floor would need to be stripped prior to initial maintenance to remove the finish and construction dirt.

After the initial bonding period the "Initial Deep Cleaning Procedure For All Floors" is all that is required to prepare the new tile floor for buffing or coats of floor finish.

Product may be maintained through the "Commercial No-Wax Maintenance Procedure" detailed on page 104, with minimal use of floor polish through the "Spray Buffing Procedure", or like a conventional vinyl composition tile floor with multiple coat applications of DOMCO TARKETT Commercial Floor Polish. Selection of type of maintenance practice will depend a great deal on the environment and use conditions of the site.

For example: building entry ways may respond best under a conventional floor polish maintenance procedure, interior corridors with a spray buffing procedure and clean room areas through a commercial no wax buffing procedure. Thus one building application of Solid Vinyl Tile may respond best in different areas of the building using 2 or more different procedures.

Floor sealer use is not recommended.

Azrock Commercial Inlaid Sheet Vinyl

Avoid washing the floor or putting heavy furniture and equipment in place for 48 hours. Do not permit traffic on the seams for at least 24 hours after "seam sealing."

Initial maintenance should begin only after flooring is thoroughly bonded to the subfloor. Several days is usually required for the flooring to become properly bonded. Daily sweeping with a soft broom or damp mopping is the only maintenance recommended during this period.

This product is protected by a permanent filled PVC wearlayer. This greatly simplifies the initial maintenance procedure and reduces the amount of additional coats of finish that need to be applied prior to opening the floor to traffic.

Stripping is not necessary before application of any finish. However the floor must be clean and free of all foreign matter.

If the possibility exists as to extreme amounts of dirt and debris to be present on the newly installed floor, prior to initial maintenance procedure, flooring may be given a light coat of finish a day after installation to help protect the floor. In this case floor would need to be stripped prior to initial maintenance to remove the finish and construction dirt.

After the initial bonding period the “Initial Deep Cleaning Procedure For All Floors” is all that is required to prepare the new floor for the needed coats of floor finish.

The permanent PVC wearlayer means that in most cases only 1 to 2 coats of polish is necessary prior to placing the floor into service. In addition, excellent maintenance results are easily obtained by spray buffing either during the initial maintenance procedure or during the normal General Maintenance cycle.

Floor sealer use is not recommended.

TROUBLE SHOOTERS CHECKLIST FOR FLOOR CARE PROBLEMS

Use this guide as an aid to solve some of the most common commercial floor care problems.

POOR GLOSS

Cause	Solution
<ul style="list-style-type: none"> • Insufficient coats applied or re-coating performed infrequently. • Wrong scrubbing or buffing pads or brushes used. 	<ul style="list-style-type: none"> • Scrub, rinse and apply additional coats. • Use red or green pads for routine scrubbing; blue or green pads for deep scrubbing; approved pads or brushes for buffing. On uneven floors, an appropriate brush is recommended.
<ul style="list-style-type: none"> • Excessive amount of sand or grit on floor 	<ul style="list-style-type: none"> • Use approved walk-in mats, dust mop frequently and remove grit outside doors.
<ul style="list-style-type: none"> • Floor not properly rinsed before re-coating 	<ul style="list-style-type: none"> • Strip, rinse well and apply new finish.
<ul style="list-style-type: none"> • Excessive alkali moisture from subfloor penetrating through tile joints and disrupting performance 	<ul style="list-style-type: none"> • Seek solution to excessive moisture originating in concrete subfloor.

SCUFFING AND SCRATCHING OF FINISH

Cause	Solution
<ul style="list-style-type: none"> • Wrong scrubbing or buffing pads or brushes used. 	<ul style="list-style-type: none"> • Use recommended pad or brush for each procedure.
<ul style="list-style-type: none"> • Excessive dirt and grit on floor. 	<ul style="list-style-type: none"> • Use approved mats and dust frequently. Vacuum for grit as needed.
<ul style="list-style-type: none"> • Floor finish film is too thick for re-coating 	<ul style="list-style-type: none"> • Deep scrub with a blue or green pad, rinse and dry before re-coating.
<ul style="list-style-type: none"> • Not scrubbing or buffing often enough. 	<ul style="list-style-type: none"> • Separate main from secondary traffic areas and schedule appropriate maintenance as needed.

EXCESSIVE BLACK MARKING

Cause

- Little or no protective floor finish or poor quality finish.
- Finish being removed by use of harsh cleaners or too abrasive pad or brushes.

Solution

- Use recommended finishing procedures with quality product.
- Use only recommended cleaners and pads or brushes.

STREAKS IN FLOOR FINISH

Cause

- Re-coating too soon before prior coat has dried properly.
- Too much or too little floor finish applied in one coat.
- Incompatibility between new floor finish and one previously applied to tile (acrylic type finish over wax type polish.)
- Dirty mop or equipment used.
- Floor finish frozen or stored in extreme heat.
- Contaminated finish put back in container.

Solution

- Strip, rinse and reapply. With most finishes, allow at least 15 minutes after finish is dry to touch before re-coating. Do not re-coat if mop drags.
- Strip thoroughly, rinse and reapply finish.
- Strip thoroughly, rinse and reapply finish.
- Be sure equipment is clean before applying finish.
- Replace damaged product, strip, rinse and reapply finish.
- Do not pour leftover finish back into container for future use. Dispose of it.

POWDERING AND POOR ADHESION OF FLOOR FINISH

Cause

- Incompatibility between new floor finish and one previously to tile.
- Wrong buffing or brushed used (too aggressive).
- Burnishing a finish designed for low-speed buffing or spray buffing.
- Floor not thoroughly cleaned or rinsed before finishing.
- Surface force-dried too quickly, rely on heat/ac system.
- Mismatched buffing speed and floor finish.
- Use of a floor sealer over newly installed tile without stripping

Solution

- Thoroughly strip, rinse and reapply finish.
- Use recommended pads or brushes.
- Match the finish to the maintenance procedure.
- Before applying finish, floor must be thoroughly cleaned and rinsed.
- Remove high volume air handler and
- Complete review of maintenance procedures.
- Thoroughly strip, rinse and reapply sealer (if required) and finish.

DISCOLORED FLOOR FINISH

Cause

- Finish applied with new cotton mops before soaking and cleaning them.
- Incorrect concentration of cleaner.
- Dirt coated into floor finish.
- Outside dirt, sand and grit.
- Ineffective daily cleaning.

Solution

- Apply finish with flat finish applicators.
- Follow recommendation ratios.
- Strip, rinse and reapply finish. Deep scrub finish properly before re-coating.
- Use approved mats and runners.
- Damp mopping may not be sufficient. Use auto-scrubber daily with proper cleaner and pads.

FURNITURE STICKING

Cause

- Furniture replace too soon after polishing or left in place during polish application.

Solution

- Remove furniture from area being polished and replace only after polish is thoroughly dry. To release stuck furniture, hit the legs firmly near the floor in a horizontal movement. Protect legs to prevent marring. Do not lift furniture straight up before loosening.

FLOORS SEEM SLIPPERY

Cause

- Silicone based furniture polishes, glass cleaner or similar liquids getting on floor due to overspray or accidental spills.
- Ice melting compounds on floor.

Solution

- Mask off areas subject to overspray or accidental spills with rags or paper to reduce chance of sprays coming in contact with floor.
- Thoroughly remove overspray or spills with appropriate cleaner solution. Apply medium coat of finish over affected area.
- Clean contaminated area with clean water to remove. These areas normally are found near the entrance. Do not use detergents or vinegar when spot cleaning.
- Control use of ice melting chemicals.
- Use approved mats and runners.
- Dust mop thoroughly
- Clean mats and runners occasionally with a wet/dry vac or wet extraction cleaner using plain water.

- Dirt and grit on floor
- High speed buffing a floor with no finish applied.
- Powdery residue left on floor after buffing or other maintenance operation.
- Improperly treated dust mops being used. Usually oil treated.
- Improper floor finish on floor.
- Improper detergent solution. Little or none will not permit removal of foreign substances.
- Use of acids (vinegar) in cleaning water. Acids will destroy the cleaning ability of the detergents.
- Use approved mats and runners.
- Dust mop thoroughly
- Maintain floor finish on floor.
- Dust mop floor after buffing.
- Use mop treated with material compatible with floor finish.
- Use only approved floor finishes.
- Always use recommended dilution of cleaners in accordance with instructions on product label.
- Always measure the detergent and use recommended dilution only. Do not add vinegar or cleaning solutions.