

Maintenance Overview

Vulcanized rubber flooring products do not require a protective wax or floor finish when the parameters of a maintenance program can be followed. However, these products do require daily and routine care and maintenance with cleaning equipment to maintain the desired appearance. While the frequency of daily and routine maintenance will depend upon the amount and type of traffic in the area, maintenance will likely be more frequent within the first year of installation. Over time, vulcanized rubber will require less frequent routine maintenance as a protective film builds on the surface of the material. If the flooring is in an area that will not be maintained routinely the rubber flooring must be maintained using a floor finish.

Floor protection is a critical part of any long-term maintenance program for resilient flooring. Ensure that all chair casters and

glides are manufactured from materials that are intended for resilient flooring to avoid indentation and flooring or finish damage. Ensure that all furniture feet have proper floor protection devices installed to avoid premature wear, scratches and other damage. See Section 5 for details on floor protection.

When conducting daily maintenance, always use untreated, new or thoroughly cleaned mops and pads. Do not use hydrocarbons (Kerosene, Gasoline, Naphtha, etc.) or solvents to clean flooring. As with any maintenance program, be sure to use proper PPE (Personal Protective Equipment) per the cleaning product SDS and ensure all maintenance procedures are conducted per the cleaning products instructions. The use of Caution Tape and / or Wet Floor Signs are recommended to prevent slips and falls.

Additional Information

Approved Cleaners

PH Neutral Floor Cleaner (such as the Hilway Direct Neutral Cleaner)
Hilway Direct Plus (as a Cleaner/Maintainer)

Approved Finishes

Hilway Direct Plus Acrylic Finish

Technical Support

Additional technical resources and documents are available online at capriathome.com. For additional technical support, send an e-mail to support@litzflooring.com

1. PRE-MAINTENANCE

- Prior to moving furniture or heavy equipment, sweep the floor and cover with an appropriate protective product, such as Masonite, Ram Board or equivalent, to prevent scuffing and scratching that may not come out during initial maintenance.
- Do not use vacuums that have a beater bar or electric brooms with hard plastic bottoms or no padding, as this may cause discoloration, scratching and loss of sheen.
- Do not use detergents, highly alkaline, acidic or abrasive cleaners or "mop and shine" type products, as they may dull or damage the finish of the flooring material.
- Do not use sweeping compounds or cleaning agents that contain hydrocarbons or solvents.
- Do not scrub, buff or mop the area per the adhesives traffic limits (48-72 hours) to allow proper curing of the adhesive.
- Do not over-saturate the area when cleaning.
- Do not allow the cleaning solution or topical moisture to work its way beneath the flooring material, as this can result in an adhesive failure.

2. INITIAL MAINTENANCE

Prior to use, Rubber Cork Tile must be scrubbed to remove mold release agents and ease daily or routine maintenance. Ensure that adhesive has cured for recommended period of time prior to

conducting initial maintenance. Remove all protective coverings prior to cleaning. Sweep or dust mop and vacuum flooring to remove all dirt, dust or debris.

Mix 6 - 7 oz. of Hilway Direct Neutral Cleaner per gallon of warm and clean potable water (1:20) and use a clean mop to apply cleaning solution to area. Let solution stand for 5-10 minutes. Use a residential floor scrubber, a soft bristled deck brush or a scrubbing mop attachment to scrub the floor while wet.

Alternately and if readily available, a low-speed (180 – 360 RPM) swing single disc scrubber or an auto-scrubber with a 22 gauge soft bristled scrubbing brush or a 3M 5100 Red Cleaning Pad may be used. If flooring is heavily soiled, an additional cleaning may be required.

Use a wet vacuum or clean mop to remove all excess cleaning solution. Using a clean mop, rinse area with clean, cool water and ensure that all cleaning residue has been removed (this may require additional rinsing). Allow area to dry completely before allowing foot traffic.

3. DAILY MAINTENANCE

Ensure that initial maintenance has been conducted prior to conducting daily maintenance. Sweep or dust mop and vacuum flooring to remove any dirt, dust or debris. Do not use vacuums that have a beater bar or electric brooms with hard plastic bottoms or no padding, as this may cause discoloration, scratching and loss of sheen. When using a mop, use a two bucket system for cleaning - one bucket with cleaning solutions and another bucket with clean, potable water for rinsing.

Mix a pH neutral, film-free and streak-free cleaner (such as the Hilway Direct Neutral Cleaner) with clean, potable water at a daily cleaning dilution level (~1:200 ratio). Use a clean, damp mop to clean spills, build-up, dirty areas or conduct overall cleaning. Avoid wet mopping, puddling and pooling of cleaning liquid.

Ensure flooring area is clean and that all cleaning residue has been removed (this may require rinsing with clean, cool water). Allow area to dry completely before allowing foot traffic.

4. ROUTINE MAINTENANCE - CLEANER/MAINTAINER

Vulcanized rubber flooring materials do not require a floor finish. However, the material can be cleaned with a cleaner/maintainer on a weekly, bi-weekly, monthly or bi-monthly basis, in order to ease maintenance.

Ensure that initial maintenance has been conducted prior to conducting routine maintenance. Flooring area must be free of dust, dirt and debris. When using the Hilway Direct Plus as a cleaner/maintainer, use a two bucket system for application - one bucket with the cleaner/maintainer solution and another bucket with clean, potable water for rinsing the mop.

Mix 1 ounce or 30 mL (1:128) of Hilway Direct Plus per gallon of warm, clean potable water. Use a clean microfiber mop or an auto-scrubbing machine with 22 gauge soft bristled scrubbing brushes or 3M 4100 White Super Polish Pads to clean the entire floor.

Use a clean, dry mop to remove any and all excess cleaning solution. Do not rinse the flooring after cleaning. Allow area to dry completely before allowing foot traffic.

5. FLOORING PROTECTION

Protect newly installed flooring with construction grade paper or protective boards, such as Masonite or Ram Board, to protect flooring from damage by other trades. Do not slide or drag pallets or heavy equipment across the new flooring. Limit usage and foot traffic according to the adhesive's requirements. When moving appliances or heavy furniture, protect flooring from scuffing and tearing using temporary floor protection.

All furniture casters or glides must be intended for resilient flooring and made of a soft material (such as a felt, rubber or a poly-based material). Casters and glides must have a flat contact point that is at least 1 sq. in. or 1.125 in. in diameter to limit indentation and flooring or finish damage. All rolling seating in desk areas must have a resilient flooring chair pad installed over the finished floor to protect floor covering. **Do not use nylon/hard plastic glides or casters.**

All fixed furniture legs or corners must have permanent floor protectors installed on all contact points to reduce indentation, wear, scratching and other flooring or finish damage. Floor protectors must be intended for resilient flooring and made of

a soft material (such as a felt, rubber or a poly-based material). Floor protectors must have a flat contact point of at least 1 sq. in. or 1.125 in. diameter and must cover the entire bottom surface of the furniture leg. **Do not use nylon/hard plastic floor protectors or furniture feet.**

Ensure all furniture castors and chair legs are clean and free of all dirt and debris. Routinely clean chair castors and furniture legs to ensure that dirt or debris has not built up or become embedded in castors or floor protectors. Replace chair castors and floor protectors at regular intervals, especially if they become damaged or heavily soiled.

Place walk-off mats at outside entrances. Prevent water and moisture from accumulating underneath walk-off mats. Ensure mats are manufactured with non-staining backs to prevent discoloration.

For more information regarding cleaner application, floor finish application or finish removal, please consult all associated product data sheet, SDS and warranty information.