

RECOMMENDED CLEANERS, FINISHES & FINISH REMOVERS

Cleaners:

Excelsior NC-900 Neutral Cleaner – A pH neutral, all-purpose cleaner for the initial and daily cleaning of all Rubber and Vinyl Resilient floor coverings

Excelsior CM-910 Cleaner / Maintainer – A pH neutral, biodegradable cleaner and maintainer for the daily cleaning or long-term preservation of rubber floor coverings

Finishes:

Excelsior PF-960 Performance Floor Finish – A flexible floor finish specifically for use over rubber resilient floor coverings

Finish Removers:

Excelsior PR-930 Performance Remover – A finish remover specifically designed to remove topically applied floor finishes from resilient flooring products that are sensitive to alkalinity, such as rubber flooring and crumb/recycled rubber flooring products

There are many maintenance products available today for the commercial environment, we cannot test each available product for fitness of use. We have thoroughly tested these products and recommend their use. If you have a question regarding the fitness of use of other products, please contact customer service or technical services using the information above.

1. POST-INSTALLATION CHECKLIST

- Prior to acceptance of this document refer to our website: www.flexcofloors.com to confirm that you have the most current revision.
- 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 scuffs and scratch markings that may not come out during the maintenance procedures.
- 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 highly alkaline or acidic cleaners.
- DO NOT use detergents, abrasive cleaners or “mop and shine” type products; these will damage, soften or discolor the flooring material.
- DO NOT use sweeping compounds or cleaning agents containing oils 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 allow excess amounts of water to sit on floor for extended periods of time.
- DO NOT allow the cleaning solution or topical moisture to work its way beneath the flooring material; this can result in an adhesive and/or installation failure.

- DO NOT use any chemistry that is above a 10.5 pH on rubber flooring as it will cause severe damage and discoloration.

2. INITIAL MAINTENANCE

The Initial Maintenance is required.

Ensure that adhesive has cured for recommended period of time prior to conducting initial maintenance. Remove any protective coverings prior to cleaning. Use dust mop and/or vacuum flooring to remove any dirt, dust or debris.

Mix 2-4 ounces of Excelsior NC-900 Neutral Cleaner per gallon of clean, potable water. Use a clean mop or pump-up sprayer to apply cleaning solution to floor and let stand for 5-10 minutes.

Using a rotary floor machine (175 – 350 RPM), scrub floor while wet using a 3M 5300 Blue Cleaning Pad. If flooring is heavily soiled, an additional cleaning may be required.

Use an auto-scrubber, wet vacuum or clean mop to remove any and all excess cleaning solution. Rinse area with clean, cool water and allow floor to dry entirely. Ensure flooring area is clean and that all cleaning residue has been removed (this may require additional rinsing).

3. INITIAL FINISH APPLICATION

In areas that will not be maintained regularly by either a Rotary Floor Machine or an Auto Scrubber, Tuflex Force must be protected with a floor finish. Ensure that initial maintenance has been conducted prior to applying floor finish. Flooring area must be free of dust, dirt, debris, adhesive or cleaning residues, mold release agents and any potential contaminants.

Apply the Excelsior PF-960 Performance Finish per the instructions in 3-4 coats. If more of a semi-gloss appearance is desired then apply additional 1-2 coats. Allow each coat to dry completely before applying additional coats.

4. DAILY MAINTENANCE

Ensure that initial maintenance has been conducted prior to conducting daily maintenance. Use 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.

Mix 2-4 ounces of Excelsior NC-900 per gallon of clean, potable water. Use a clean mop to clean spills, dirt buildup and other debris. Allow floor to dry before allowing foot traffic.

5. ROUTINE MAINTENANCE

Ensure that initial maintenance has been conducted prior to conducting routine maintenance. Flooring area must be free of dust, dirt and debris.

Mix 4-6 ounces of Excelsior CM-910 Cleaner Maintainer per gallon of clean, potable water. Use a clean mop or pump up sprayer to apply the cleaning solution to the flooring material and let stand for 5-10 minutes. Using a rotary floor machine (175 – 350 RPM) or auto-scrubber, scrub area with a 3M 5100 Red Cleaning Pad. Rinse area thoroughly with clean, cool water and allow floor to dry entirely.

6. HEAVY / RESTORATION MAINTENANCE

If flooring material becomes heavily soiled and cannot be cleaned with routine maintenance, a heavy cleaning may be necessary. Mix 16 ounces of Excelsior PR-930 Performance Finish Remover per gallon of clean, potable water. Use a clean mop or pump-up sprayer to apply cleaning solution to the area and let stand for 10-15 minutes. Scrub the floor while wet using a rotary floor machine (175 – 350 RPM) with a 3M 5100 Red Cleaning Pad.

Use an auto-scrubber, wet vacuum or clean mop to remove any and all excess cleaning solution. Rinse area thoroughly with clean, cool water and allow floor to dry entirely.

Ensure flooring area is clean and that all cleaning residue has been removed (this may require additional rinsing).

Depending on the effectiveness of heavy cleaning, the floor finish may need to be removed and reapplied over time.

7. FINISH REMOVAL & REAPPLICATION

If a floor finish is applied, it will need to be regularly removed and reapplied, depending on traffic. The extent of removal will depend on the condition of the finish and if daily maintenance has been performed to protect the finish.

Use dust mop and vacuum flooring to remove any dirt, dust or debris. For a normal stripping, Mix 32 ounces of Excelsior PR-930 Performance Finish Remover per gallon of clean, potable water. For a heavy removal, Mix 64 ounces of Excelsior PR-930 Performance Finish Remover per gallon of clean, potable water. Using a new or thoroughly cleaned mop, apply the finish remover solution to the flooring material and allow it to stand on the surface for 10 - 20 minutes. Do not allow remover to dry onto the floor.

Using a rotary floor machine (175 – 350 RPM), scrub floor while wet using 3M 5300 Blue Cleaning Pad. Use an auto-scrubber, wet vacuum or clean mop to remove any and all excess cleaning solution. Rinse area with clean, cool water and allow floor to dry entirely. If finish remains on the flooring material, repeat the process above.

Reapply Excelsior PF-960 Performance Finish in 1 – 2 coats following installation instructions. Allow each coat to dry completely before applying additional coats.

8. 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 must be made of a soft material and must have a contact point of at least 1" in width to limit indentation and flooring damage. All rolling chairs or seating must have a resilient flooring chair pad installed over the finished floor to protect floor covering. All fixed furniture legs must have permanent felt or soft rubber floor protectors installed on all contact points to reduce indentation. Floor protectors must have a flat contact point of at least 1 sq. in. or 1" in diameter and must cover the entire bottom surface of the furniture leg.

Ensure all furniture castors and chair legs are clean and free of any and 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. Ensure mats are manufactured with non-staining backs to prevent discoloration.

9. TECHNICAL DOCUMENTATION & SUPPORT

Additional product resources and technical documents are available online at www.flexcofloors.com.

Further questions regarding maintenance of Flexco products can be answered by contacting technical services at: solutions@rhctechnical.com