

Maintenance Overview

Because of the cork content within AND/OR, the material must be maintained with a urethane floor finish to protect the surface of the flooring and ease maintenance. After the finish is applied initially, it is the responsibility of the end user to maintain the finish over time to ensure long-term protection and ease of maintenance. AND/OR requires daily and routine maintenance to maintain the desired appearance. The frequency of daily and routine maintenance will depend upon the amount and type of traffic in the area.

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 7 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

Hilway Direct Neutral Cleaner

Approved Finishes

Loba InvisibleProtect Urethane Finish

Technical Support

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

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

Using a low-speed (180 – 360 RPM) floor buffer, swing single disc scrubber or auto-scrubber, scrub the floor while wet using a 22 gauge soft bristled scrubbing brush or a 3M 4100 White Super Polishing 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 ensure that all cleaning residue has been removed (this may require additional rinsing). Allow area to dry completely before allowing foot traffic.

3. COLORRITE CAULK INSTALLATION

In some cases, ColorRite acrylic caulk may be used to fill minor gaps between seams or caulk around vertical surfaces and fixtures. Ensure that initial maintenance has been performed and that a finish has not been applied prior to using the ColorRite caulk. Use a residue-free releasable tape (such as 3M multi-surface "blue" tape) to cover both sides of the seam or the perimeter of the flooring material and vertical surface / fixture to prevent over-spread.

Once tape is applied, use a suitable caulk gun to apply ColorRite into the gap or void. Use a plastic putty knife to spread the caulk into the gap or void, ensuring caulk is smooth and flush with the blue tape. The caulk should be slightly higher than the flooring material.

Immediately after application, remove blue tape and any excess caulk from the flooring material. Caulk will take 30-60 minutes to dry - avoid foot traffic until fully dry. ColorRite caulk must

have finish applied, especially when applied in the field of a flooring installation - **allow caulk to cure overnight prior to applying finish.**

4. INITIAL FINISH APPLICATION

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 and any potential contaminants. Ensure that HVAC is operation - installation area and flooring material must be between 60° and 75° F during application and curing. Avoid direct forced air, drafts and direct sunlight during application and curing. **Do not** dilute finish or apply to surfaces below 50° F.

Loba InvisibleProtect is a two-component product. Shake both components of InvisibleProtect vigorously prior to mixing. Add Part B directly to Part A, reseal and shake vigorously to mix both components together. Once mixed, pour the finish into a clean paint tray or directly to the floor for application.

If possible, application should start at the primary light source and work away from it, in order to make finish imperfections (such as puddles, skips and voids) easier to identify and correct. Use a 120g microfiber roller (available from Capri) or equivalent to apply the finish in a thin, even coat. Following initial roll, re-roll finish in a perpendicular direction. Avoid puddles, pooling, skips and voids - correct imperfections as quickly as possible during application. Prevent all foot traffic, dust and debris from entering the area and allow material to cure for a minimum of 2 hours.

Once the first coat has cured initially, apply the second coat of Loba InvisibleProtect as above **within 24 hours**. Allow the finish to cure for 12 hours before allowing light foot traffic. Do not resume normal use for 24-48 hours. Finish will fully cure in 7 days - avoid objects that could scratch or damage the floor until the finish has fully cured. Do not use flooring cleaners or cover with area rugs for 10 days.

For additional information regarding the finish and finish application, please see the Loba InvisibleProtect Technical Data Sheet.

5. DAILY MAINTENANCE

Ensure that initial maintenance and finish application 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.

If using a mop, mix 0.5-1 ounce or 20 mL (1:200) of Hilway Direct Neutral Cleaner per gallon of clean, potable water. Use a clean mop to clean spills, build-up and dirty areas, or for an overall cleaning.

If using an auto-scrubbing machine, mix 0.25-0.5 ounce or 10

mL (1:400) of Hilway Direct Neutral Cleaner per gallon of warm and clean potable water. Scrub floor while wet using a 22 gauge soft bristled scrubbing brush or a 3M 4100 White Super Polish Pad.

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.

6. FINISH ABRASION & REAPPLICATION

If Loba InvisibleProtect has been applied to the flooring material, the finish may need to be abraded and re-coated, depending on wear and traffic. Sweep or dust mop and vacuum flooring to remove any dirt, dust or debris.

Using a low-speed floor buffer or swing single disc scrubber (180 – 360 RPM), abrade the floor with a 3M Maroon Surface Prep Pad or equivalent to remove the surface of the finish. For corners, edges and hard to reach areas, cut a 3M Maroon Surface Pre Pad to a suitable size and abrade by hand or use an random orbital sander. Once complete, the floor should have a uniform dull appearance.

Vacuum the floor to remove all dust, dirt and debris. Clean/tack-mop the floor with a terry cloth, microfiber towel or a flat microfiber mop and clean, potable water. Allow floor to dry completely prior to proceeding.

Reapply the InvisibleProtect per the installation instructions in 1-2 coats. Allow finish to cure for at least 12 hours before allowing light foot traffic.

For additional information regarding the finish and finish application, please see the Loba InvisibleProtect Technical Data Sheet.

7. 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 rubber or 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 or furniture that does not meet these guidelines must have a resilient flooring chair pad installed over the finished floor to protect floor covering.

All fixed furniture legs or corners must have permanent felt or soft rubber floor protectors installed on all contact points to reduce indentation, wear, scratching and other flooring or finish damage. 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.

Ensure all furniture castors and chair legs and 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. 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.