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CONCRETE PERSONIFIED

TECHNICAL BULLETIN

CLEANING & MAINTENANCE GUIDE FOR RESINOUS SYSTEMS

Routine cleaning of Alluvius resinous floor and wall coatings are an essential component to the longevity of the aesthetic appeal as well as the lifespan of these coating systems. Failing to maintain these systems through simple routine cleaning can dramatically reduce the aesthetic interest as well as creating an environment that eliminates the hygienic advantage and slip resistant properties of these seamless, non porous, impermeable resinous systems.

Routine cleaning can be as simple as a daily sweeping and a weekly mopping of the surface with a suitable mildly alkaline detergent in residential environments, or in heavier commercial and industrial environments, routine sweeping with mechanical floor sweepers and scrubbing with mechanical rotary operated floor cleaning equipment may be carried out multiple times a day.

All floors should ideally be allowed to cure for a minimum of 7 days prior to their first cleaning to allow for a full chemical cure. In cases where this is not a possibility (commercial kitchens and other institutes), avoid using when possible, strong chemical agents for stripping and removal of grease and other foreign contaminants within the first week of the systems installation.

TYPICAL CLEANING PROCEDURE

Vacuum, dust or sweep any fine, loose dust/particles from the surface. Microfiber applicators and sweepers are a quick and efficient tool for daily sweeping routines. After removing any loose particles from the floor, if necessary, you may proceed to mopping or scrubbing the surface with a warm (40° C is ideal) and mildly alkaline commercial cleaning detergent to help emulsify any grease, oil, bacteria and other foreign films, stains and contaminants. In some cases (commercial kitchens, mechanics workshops, abattoirs, etc.), it may be necessary to allow the cleaning solution to emulsify on the surface for up to 30 minutes prior to scrubbing. Non slip surfaces will prove to be more tedious in the removal of grease and other foreign contaminants and therefore, require greater effort. After mopping or scrubbing the surface, fresh clean water should be used to rinse and remove any previously used cleaning detergent. Wet vacuuming may expedite this step in time valued circumstances.

Do's

- Set a maintenance schedule and clean frequently to maintain an easy, cost effective maintenance plan rather than non frequent heavy and vigorous cleaning routine.
- Remove and clean stains as soon as possible.
- Use protective feet on chairs, tables and furniture to reduce surface scratching.
- Protect new floors with a non permeable cover from all other trades people that will be traversing the surface during renovations and contracting.
- Follow the recommended guidelines of commercial cleaning chemicals and solutions.
- Use floors mats at the entrance of buildings to reduce dirt and dust. 6-10 steps is the general rule of thumb for the removal of soil from footwear.
- Use neoprene squeegee's to remove excess puddles.
- Use mats under chairs with castor wheels.
- Always follow WHS and OHS guidelines and protocols.

Don'ts

- Use mops to clean oil and grease contaminated floors.
- Leave standing water on new resinous surfaces until a full chemical cure has completed.
- Use abrasive brushes on the surface coating.
- Drag heavy equipment and blunt objects across the surface coating.
- Use bleach as this can discolour the finish.
- Use Ajax or other similar material as this is an abrasive cleaner and will scratch the surface coating.
- Use caustic cleaners
- Scrub the surface coating while it is dry as this can dull and scratch the finish.
- Use rubber or latex backed floor mats on resinous systems as they may contain plasticisers that can react with the resinous materials and create staining and potentially even form a covalent bond. Instead, use a non staining vinyl or woven backed floor mat.

ADDITIONAL NOTES

Some cleaning chemicals can affect the gloss, colour and texture of resinous coatings. Always consult with and follow the recommendation of the cleaning materials manufactures guidelines as well as the surface coating manufacture. If testing is required, we recommend using a sample board that has been fabricated in identical fashion or finding a small floor patch to test cleaning materials and techniques.

Floor finishes, such as waxes are often applied to facilitate in the maintenance of aesthetic finishes when dulling and scratching has occurred or as a protective measure to reduce future gloss loss. It is important not to over apply floor waxes as this can also create aesthetic disturbances. If a waxing routine is in place, it is recommended to strip the wax coatings periodically to avoid excessive build up of these materials.

Shocking a resinous system with heat can potentially cause blistering and/or delamination. When very hot or boiling water is used to clean the surface, the resinous system can expand much more rapidly than its mineral base, causing the resinous material to pull away from the substrate, often bringing some of the substrate up with it. Unwarranted heat or boiling water should not be used for cleaning and maintaining Alluvius resinous systems.

All surface coatings will eventually show wear. Dulling and scratching of the surface is inevitable over time. One of the major benefits of an Alluvius resinous systems is the ability to overcoat aged or deteriorated systems. Over coating with the same material can be accomplished in a fraction of the time it took to apply the original system. If over coating the original top coat, all subsequent floor waxes and finishes must be stripped and removed in order to get back to the original top coat, which in most cases must be mechanically sanded prior to reapplication (check the technical data sheet to original top coat material for over coating information).