



Understanding LVT / LVP Flooring Maintenance Requirements

This document is intended to provide additional information or a deeper dive into the maintenance requirements of Luxury Vinyl Tile & Plank (LVT & LVP) Flooring. We are attempting to provide an understanding of how and why proper care & maintenance of LVT & LVP Flooring arrives at the stated performance benefits. In other words, it has been selected, here is how to get the most out of it.

LVT & LVP flooring care & maintenance recommendations are based on standard production runs of product and the recommended chemistry installed in a commercial environment. As everyone is aware of, manufacturing will contain some variances. Also, not all chemistry within the categories of our recommended products will work in the same manner. Finally, depending upon the stage of the construction project and the protection utilized after installation will change the conditions of the flooring surface being initially maintained. We state this information to provide guidance and a starting point to maintain the LVT & LVP flooring.

There is a difference between cleaning and maintenance.

- ***cleaning*** is meant to be understood as the process of removing unwanted substances, such as dirt and other impurities, from flooring and/or service environment.
- ***Maintenance*** is meant to be understood as the routine recurring work required to keep flooring in such condition that it may be continuously used, at its original or designed capacity and efficiency for its intended purpose.

One of the greatest benefits of using LVT & LVP flooring products is they are protected by a durable UV cured urethane factory finish and do not require a floor finish, commonly referred to as a 'wax', 'sealer', or 'finish' within the parameters of a maintenance program. LVT & LVP flooring products are referred to as low maintenance products since they do not require such a finish. Even with a naturally durable surface, daily and routine maintenance must still be performed after the proper post installation maintenance to maintain the appearance of the product.

We define low maintenance as “No Finish Required” which leads to subsequent removal and reapplication of the finish.

APPROPRIATE MAINTENANCE CHEMISTRY

Selecting the proper maintenance chemistry to perform the task of daily cleaning and then routine maintenance is critical to the success of the flooring installation. Our recommendations are made of products that we sell or provide based upon testing and consistency of those products. While we also are aware that situations vary and that the recommended products that are listed in our care & maintenance documents may not be used, we want to provide a description of those products and provide a few listed alternatives to our recommendations. These alternatives would be utilized in the same manner as the recommended, regarding dilution ratios, rinse recommendations, etc.

Resilient flooring is a flooring product tending or able to recover from strain or deformation caused especially by compressive stress as defined by ASTM. Similar products in this category are cork, linoleum, vinyl, etc. It is not similar in nature to “Hard Surface” products such as glazed ceramic, terrazzo, porcelain, quarry tile, polished or stained concrete, etc.

Cleaning chemistry that is designed specifically for Hard Surface flooring or flooring with finishes should not be utilized to clean & maintain rubber flooring. Similarly, products designed for Multi-Surface cleaning such as glass, counters, bathrooms, etc. should not be utilized to clean & maintain rubber flooring.

Hard Surface and Multi-Surface cleaners are not the same as neutral pH floor cleaners as they typically contain either hydrogen peroxide or citric acid chemistry and they may not be appropriate to use in place of these products.

When it comes to LVT & LVP it is also important to avoid products like detergents, abrasive cleaners or “mop and shine” type products (such as Bleach, Pine-Sol, Clorox Soft Scrub, Fabuloso, Rejuvenate, Mop & Glo, Mr. Clean, Murphy's Oil Soap, Simple Green, or similar unapproved cleaners), as they will dull the finish and sheen of the flooring material.

Industry standards for pH neutral cleaners do vary, we consider pH neutral to be within a pH range of 6.5 - 8.0 at time of use with proper dilution per manufactures instructions. Using the incorrect maintenance chemistry or using the correct maintenance chemistry incorrectly can and will cause damage to the product that is not covered by the product warranty.



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IMPORTANCE OF GOOD MAINTENANCE PRACTICES FROM THE BEGINNING

It is necessary to perform the necessary post installation, prior to service maintenance process. This process ensures the flooring is clean and properly prepared to receive foot traffic.

After the post installation maintenance and the product placed into service, these products, like all flooring, also require daily cleaning and routine maintenance with cleaning equipment to maintain the desired appearance. The frequency of cleaning and routine maintenance will depend upon the amount and type of traffic in the area; however, maintenance may be more frequent within the first year of installation.

SHOULD I FINISH MY LVT & LVP FLOORING

Finally, we are aware that each facility has unique needs, wants, and desires for its flooring products and sometimes it is necessary to help with the break in period or to speed this process up. While the LVT & LVP flooring does not require a finish to maintain the flooring, that doesn't mean there are not times when it a finish should be part of the care & maintenance program.

Eventually, as the LVT & LVP flooring starts to show signs of wear, A floor finish can be applied to refresh the appearance of the flooring. Should you decide to apply a finish to your LVT & LVP flooring, please see the document ***Vinyl Flooring Care & Maintenance, Application of Floor Finish***. This document will guide you through the preparation, application, and subsequent removal of the finish process.

The use of the incorrect maintenance chemistry or the incorrect use of the correct chemistry for the maintenance of Resilient Flooring can and will cause damage to the product that is not covered by the product warranty. If you have a question about the fitness of use of other products, please contact customer service or technical services.

As with any maintenance program, be sure to use proper PPE (Personal Protective Equipment) according to 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 is recommended to prevent slips and falls.

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