



Commercial Maintenance Instructions

Preventative Maintenance

1. Place walk-off mats in doorways to keep out dirt and grit.
2. All tables and chairs must have 1/8" felt floor protector pads on the underside of their legs.
3. Avoid excess moisture from tracked in water, leaks or over-maintenance such as wet mopping.

As Needed

1. Clean up all spills immediately. For sticky spills, quickly wipe up as much as possible first, then apply **JUNCKERS WOOD FLOOR CLEANER** or **BonaKemi's PACIFIC FLOOR CLEANER** to a cotton cloth and clean up any remaining residue. Junckers Wood Floor Cleaner and BonaKemi's Pacific Floor Cleaner are available in a ready-to-use as well as a concentrate formula. When using Junckers Wood Floor Cleaner concentrate, dilute to 1 part cleaner, 4 parts water. When using BonaKemi's Pacific Floor Cleaner concentrate, dilute to 1 part cleaner, 8 parts water. **NEVER** use or pour any concentrate directly onto the floor.
2. Sweep floor to remove all debris. If necessary, use Junckers Wood Floor Cleaner or BonaKemi's Pacific Floor Cleaner applied to dry cloth for wiping the floor and removing scuffs. For stubborn surface stains, such as gum or sticky residue, use **Original "Goof-off"** sparingly, followed by Junckers Wood Floor Cleaner or BonaKemi's Pacific Floor Cleaner. "Goof-off" can be found in hardware stores, craft stores and some drug stores.

Daily Maintenance

1. Sweep entire floor to remove all dust, grit, and other abrasive particles.
2. After the floor has been swept, wipe the entire floor with an untreated dust mop dampened with Junckers Wood Floor Cleaner or BonaKemi's Pacific Floor Cleaner. Spray dust mop head with floor cleaner and push across the floor following the direction of the wood grain. Dust mop the floor using untreated dust mops only. NOTE: Only use BonaKemi's Pacific Floor Cleaner Concentrate diluted to 1 part cleaner to 8 parts water for dampening the dust mop heads. **DO NOT USE ANY OTHER DUST MOP TREATMENTS other than those listed above.** Replace soiled mop covers as necessary. Continued use of soiled covers will cause streaking and scratching of finish.
3. Vacuum walk-off mats to maximize their dirt and grit trapping ability.

Bi-Weekly

1. A white pad and a buffer (150-175 RPM) should be used by lightly misting the floor with the diluted solution of BonaKemi's Pacific Floor Cleaner.
IMPORTANT! NEVER POUR CLEANER DIRECTLY ONTO THE FLOOR.
2. Periodically clean or replace the cotton cover (for dust mop) or white pad (for buffer) to be sure that the cover or pad is free from dirt, debris and residue. Continued use of soiled covers or pads will cause streaking or scratching of the surface.
3. **IMPORTANT! MAKE SURE ALL RESIDUE FROM THE WHITE PAD BUFFING/CLEANING PROCEDURE IS REMOVED FROM FLOOR SURFACE BY IMMEDIATELY TACKING WITH WATER-DAMPENED, WELL WRUNG-OUT COTTON TOWELS.**

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Every Six Months to One Year – Deep Cleaning

Perform as needed to help rejuvenate the look of the floor.

1. Dilute BonaKemi's Pacific Floor Cleaner Concentrate, 1 part cleaner to 5 parts water to use as a spray buff solution with a white pad and buffer.
2. Make sure all residue from the white pad buffing/cleaning procedure is removed from the floor surface by immediately tacking the surface with water-dampened, well wrung-out towels.

Every Six Months to One Year – Screen and Recoat

This should be done as floor begins to show some wear. Do not wait until the finish is worn off and the dirt and spills have had a chance to penetrate to the wood.

1. Make sure the floor is free of wax and oily residue.
2. Abrade the floor surface using 180-220 grit sandpaper or 150 grit screen and buffer.
3. A **3M MAROON ALL PURPOSE PAD** with 180 grit sanding strips can be used as an alternative system if existing finish is in relatively good condition.
4. Be sure to vacuum and tack thoroughly with water-dampened, well wrung-out cotton towels after abrading.
5. Apply **BOSTIK'S ESP WOOD FLOOR FINISH** per label instructions. This will keep floors light, clean, and clear-looking even after several recoats.

Precautions

1. Never "wet mop" the wood floor. Excessive water causes natural wood to expand and may damage the flooring. Finishes are to protect the surface of the wood and are not water-proofing products.
2. Do not use water, Junckers Wood Floor Cleaner or BonaKemi's Pacific Floor Cleaner for at least 7 days or until the floor is thoroughly cured after the final coat of finish is applied.
3. Do not put plastic over newly finished floors as it may interfere with the curing process.
4. Do not use any oil soaps or wax products. Waxing your hardwood floor makes it very difficult to recoat.
5. **Do not use dust mop treatments or any maintenance products other than Junckers Wood Floor Cleaner or BonaKemi's Pacific Floor Cleaner**, as they may interfere with recoating. When product supply is low, call Junckers Customer Service Department toll-free at (877) 586-2537 or BonaKemi at (800) 872-5515 to reorder. If you would like to order, or have questions regarding Bostik ESP Wood Floor Finish, call their Customer Service Department at (888) 592-8558 or Technical Services at (800) 523-6530.