



# General **Property Management** Care & Maintenance Guide

**LVT**





## **IVC US LVT Care & Maintenance Guide – Property Management**

Your IVC US LVT flooring will provide years of carefree use. You will find that it is not only beautiful, but durable. It is also much easier to maintain than most other flooring products, thanks to its tough protective finish and moisture resistance. It only takes a few simple care and maintenance steps to keep your IVC floor looking beautiful for years to come.

### **Property Management Care & Maintenance Guidelines**

To help protect and keep your floor clean, following these proper care and maintenance guidelines:

#### **Preventative Maintenance:**

- Prevent indentations and scratches by the use of non-staining floor protectors on the legs of chairs, appliances and all heavy furniture. Floor protectors should be at least one inch in diameter.
- Do not flood floor or subject to standing water.
- Protect your floor from tracked-in dirt by using mats at all outside entrances. Mats should have a non-rubberized backing and be marked as non-staining.
- Avoid tracking-in tar or asphalt from driveways.
- Avoid high heel shoes on your floor as they can cause permanent indentations.
- Protect your floors against burns. Burns from cigarettes, matches or other extremely hot items can cause permanent damage.
- Avoid exposure to direct sunlight for prolonged periods, as this can cause discoloration.

#### **Cleaning & Maintenance:**

- Sweep the floor regularly with a soft bristle broom to remove loose dirt.
- Wash the floor with non-abrasive, neutral PH floor cleaner.
- For every day maintenance, a mop moistened with warm water will suffice.
- Spills should be cleaned up immediately.

#### **DO NOT use the following on your IVC US LVT floor:**

- Soap based detergents
- Abrasive or mop and shine products
- Floor wax
- Ammonia or bleaches\*  
*\*For spot treatment, a diluted 10/1 solution of water/liquid bleach is tolerable for stain removal*
- Vacuum cleaner with a rotating beater bar

***Always read the cautionary information on all cleaners prior to use.***

**IMPORTANT:** Never push, pull or drag furniture, appliances or other items across the floor. When moving furniture or heavy items, always lift and carry the items. Place hardboards between the flooring and object to move.

## How to Treat Stains, Spills & Scuffs

Follow the remedies in order. Unless instructed otherwise, use a clean, white cloth or towel with products recommended for IVC US LVT flooring. Always rinse the affected area with clean water after treatment.

**The Stain or Spill** – acids, alkalis, blood, catsup, mustard, food, fruit, fruit juices, candy, cleaners, strong soaps, dye, dye markings, urine and feces, grass, iodine, mercurochrome and rust

### The Remedy

- First, remove as much solid material as possible.
- Scrub area with cleaner full strength.
- Rub the area with a 10/1 dilution of water/liquid bleach.
- Rub the area with isopropyl alcohol.
- If rust stain does not respond, use lemon juice or a cream of tartar solution.

**The Paint & Solvent Spills** – Dry cleaning fluids, lacquer and latex paint, nail polish, solvents, oil-based paints, wood stains and varnish

### The Remedy

- If substance is dry, gently peel it from the floor. Avoid sharp instruments that could scratch floor.
- Scrub area with non-abrasive cleaner.
- Rub lightly with odorless mineral spirits or paint thinner.

**NOTE:** Do not use acetone or nail polish remover!

**Substances That Won't Wipe Up** – adhesives, chewing gum, oil, grease, candle wax and tar

### The Remedy

- First, remove as much solid material as possible.
- Carefully remove excess with a spoon or fingernail.
- Scrub area with non-abrasive cleaner.
- Rub lightly with odorless mineral spirits, isopropyl alcohol or lighter fluids.

**Scuffs & Smudges** – rubber heel marks, shoe polish, scuffs and smudges

### The Remedy

- Rub the scuff with fingertip, rubber will come right off. The friction from the rubbing will remove rubber.
- Scrub area with non-abrasive cleaner.
- Rub lightly with isopropyl alcohol or lighter fluid.

### **CAUTION!**

Isopropyl alcohol, lighter fluid, odorless mineral spirits and paint thinner are flammable solvents. Carefully read and follow cautionary information on their respective labels. Keep traffic off treated area for 30 minutes.