

INFORMATION

BULLETIN

SUBJECT: Floor Finish Characteristics

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Floor finishes, by design, are formulated to provide the end user with physical properties that best match their facilities maintenance needs.

The choice of a floor care system is based upon:

- Traffic
- Equipment availability
- Staff size and expertise
- Appearance levels desired
- Maintenance program in place

As indicated above, there are a number of factors that must be considered when instituting any new floor care system.

The characteristics of any floor finish are the direct result of the base polymer used. The polymer is the largest and most important portion of the finish. The specific wear, maintenance properties and formula characteristics are a result of the chemical make-up of the polymer. These properties include: gloss; hardness; durability; removability and resistance to scuffing, black marks, powdering, soil, detergents and disinfectants.

Polymers have specific characteristics, and these characteristics may vary from system to system. These characteristics include:

- pH
- Specific gravity
- Odor
- Refractive index
- Color
- Gloss

We have, on occasion, received comments that certain finishes possess a different color or odor vs. what a customer is used to. Properties such as these can vary significantly from one finish to another. One may present a slight ammonia odor when applied while another may present a different acrylic-type odor.

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Keep these factors in mind when presenting any new floor care system. Customers using a particular floor care system may comment on a new system's color, odor, application and/or appearance. This can be expected and should be dealt with by explaining that formulations are different and it is the specific chemistry of the polymer that provides the performance that will best meet their needs.

Acrylic finishes possess a very distinctive odor, similar to latex paint, which dissipates shortly after the film has dried. An important comparison to consider should you receive comments on a finishes' odor is that painting normally occurs during the day when the building's ventilation system will quickly remove the odor as the paint dries. Floor care system applications are usually done during evening or late night hours when most ventilation systems are shut down. Therefore, it appears that the odor is stronger simply because air-flow is reduced, allowing the odor to linger longer. The use of a fan when applying floor finish not only facilitates drying but also will help remove any residual acrylic odor that remains.

By understanding the different characteristics of floor finishes we are better able to answer customer questions/concerns when instituting a new floor care program.