

Cleaning recommendation

Cleaning and maintenance for OBTEGO® R-40 treated surfaces (machine cleaning)

Abstract

OBTEGO® R-40 is a pigmented surface finishing solution, which reduces the soiling of cementitious industrial floors. An additional treatment with waxes, stone soaps or other cleaners with care additives are not usually necessary, because these products have a film-forming effect and build up layers on the surface. Furthermore, there could be a risk that it comes to a surface like an orange peel, if a cleaning pad is incorrectly used. These polymer or wax layers pollute with time

OBTEGO® R-40 effects on cementitious floors not as a permanent protection against acids and alkaline solutions; therefore not use any cleaner with a very low or very high pH value on the surface.

Spilled liquids should be cleaned up soon. For acidly and alkaline liquids (e.g. special industrial cleaners in production lines, battery acid, Skydrol, etc.) or strong coloring substances (e.g. hydraulic oils, deep-drawing or forming oils, drilling emulsion, etc.) an immediate cleaning is recommended.

Cleaning

A cleaning with auto scrubber is suitable for large and free areas. For this purpose, depending on the floor appropriate pads (soft to middle hard, e.g. red cleaning pad) or suitable soft to middle hard brushes and low-foaming detergents like pH neutral floor cleaners, pH neutral disinfecting floor cleaners or mild alkaline cleaners* without film-forming additives (e.g. cleaner OBTEGO® C-105) shall be used. For a better cleaning result, use cleaning pads on power trowelled or grinded/polished surfaces. Wet cleaning with or without detergents should be not applied in the first week after application of OBTEGO® R-40. If soiling of the floor is not too much, basically a cleaning process just with water (without detergents) is sufficient. Please avoid also use of alkaline detergents in the first 6 month after application.

Standard cleaning procedure with OBTEGO® C-105:

1. OBTEGO® C-105 (mixing ratio: 50-100ml / 10 liter clear tap water)
2. Recommended machines for daily cleaning are auto scrubbers or ride-on machines with soft to middle hard cleaning pads for maintenance (e.g. standard red cleaning pad).



Auto scrubber



Ride-on scrubber



High-speed burnisher

3. In case to achieve more gloss on heavy used areas it is always an option to use a high-speed burnisher with a suitable high-speed pad.

Maintenance / Refreshing

For heavy used areas and depending on application and floor, a floor maintenance product is recommended (e.g. OBTEGO® C-240). Mixing ratio and frequency of use must be adapted by the cleaning staff locally. OBTEGO maintenance products also ensure for a refreshing of the surface protection.

Standard maintenance procedure with OBTEGO® C-240:

1. OBTEGO® C-240 (mixing ratio: heavy worn out areas: undiluted (**only manual wipe**); standard maintenance cleaning: 1-2 liter / 100 liters clear tap water).
2. Hand application: Plunge microfiber mop into the maintenance liquid, use mop-press and wipe floor in movements like an eight. Alternatively, it is possible to spray the maintenance liquid with a pump-sprayer on the floor and mop it. Notice: Take care for a uniform application. Avoid surpluses and puddles. Machine application: With standard maintenance cleaning application pour product into water tank of auto scrubber.
3. Allow the maintenance film to dry up totally. Should any material surpluses arise, they must be removed before drying.
4. If required, surfaces can be polished after drying. Sufficient buffing machines can be single disc machines with 150-300 rpm or to achieve better gloss high-speed machines with around 1.500 rpm.

Basic cleaning / new application

A basic cleaning is with a correct cleaning and maintenance not necessary. If the floor is damaged as a result of strong mechanical stress or irreversible stains, the surfaces usually have to be cleaned by a abrasive basic cleaning. In worst case the surfaces have to be regrinded and OBTEGO® R-40 must applied again. Before applying OBTEGO® R-40 again make sure that the floor is completely dry (< 5% TRAMEX).

Standard basic cleaning and new application of OBTEGO® R-40:

1. Basic cleaning with alkaline cleaner OBTEGO® C-10 (mixing ratio 1:30) and suitable abrasive cleaning or diamond pad (recommendation: Grit size #400 or grit size #800). For basic cleaning use single disc machine and a wet vacuum cleaner or suitable auto scrubber on the floor.
2. After basic cleaning wash floor again with plenty of clear water (neutralize).
3. Wait until surface is completely dry and apply OBTEGO® R-40 again according to manufacturer guidelines.

Buffing / Polishing

On trowelled concrete floors or screeds, buffing/polishing pads can be used to maintain an always dense and glossy surface of the floor. Pads can be used daily or as required. In individual case, the usage must be coordinated locally with the floor properties. Recommendation for buffing/polishing pads: High-Speed/Burnishing pads with natural fibers for concrete floors or diamond pads grit size #1500 or grit size #3000.

First cleaning / final cleaning

A first cleaning after the application of OBTEGO® R-40 is not necessary. For a cleaning after building completion, use depending on floor type, soft to middle hard cleaning pads (e.g. standard red cleaning pad) or soft to middle hard brushes with above mentioned cleaners. On glossy surfaces diamond pads are recommended.

* Don't use strong alkaline cleaner such as floor stripper, hard surface cleaner, etc. If absolutely necessary, use only a minimal addition of such detergents. If possible don't use alkaline cleaner.

This information should only be a non-binding advice. The uses of cleaning and care products are based on local conditions and on the surface itself. If there is no experience, and in cases of doubt, we recommend to try the cleaning concept before.