



OLD PORT SPECIALTY TILE C^o

A Division of CAPOZZA Tile Co., Inc

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TILE CARE AND MAINTENANCE

Daily Tile Care

- Always follow tile manufacturer instructions. If instructions have not been provided to you please ask your sales representative for the proper information.
- *Old Port Specialty Tile Co.* recommends *Miracle Products* for regular cleaning and sealing of your tile. These products can be purchased at our store. If you have questions regarding which products are appropriate for use on your tile installation please ask a sales representative.
- It is recommended to not mix cleaning and sealing products from different manufacturers.
- Always do a test patch in an inconspicuous area prior to applying any cleaning or sealing product on your tile.

****Manufacturer's instructions will supersede the below information should the instructions differ****

Grout Care

- *Old Port Specialty Tile Co.* recommends TECT[™] Power Grout[®] Ultimate Performance Grout for all installations. Its unique, breakthrough formulation offers many of the advantages of epoxy and urethane without the drawbacks. Get fast, trouble-free installations with permanent stain resistance, crack resistance and perfect color consistency – whether installed by a novice or experienced pro.
- Most tile installations use cementitious grouts. This type of grout should be sealed after installation to prevent the color from staining. The grout should be sealed with a penetrating/impregnating sealer (often called grout sealers) which does not contain silicone, as silicone can shorten the useful life of the sealer. Epoxy grouts, conversely, are chemically cured and acid resistant and, as a result, do not require a sealer. The application of a good quality penetrating/impregnating sealer into the grout joints of a cementitious grout will not change the natural color of the grout, but will prevent the penetration of moisture, simplify maintenance, and help prevent staining or discoloration. Only the grout needs to be sealed, not glazed floor or wall tiles. Grout can be sealed seventy-two hours after installation.
- There are different grades of penetrating/impregnating sealers, therefore the useful life and price will differ between a low quality and high quality sealer. You may need to reapply the sealer on an annual basis depending on the sealer quality, traffic patterns, and maintenance routine. Some sealers have multiple year warranties for useful life. Refer to the manufacturer warranty, technical & product information for specific details on product installation, useful life, and product applications (including any warnings) before use.
- Neither sealing the grout nor using a stain resistant grout will guarantee against surface build-up or discoloration of the grout. Grout needs to be cleaned on a periodic basis to remove any surface build-up. Routine grout cleaning can be done with a daily concentrated household or commercial cleaner depending on the application. When heavy duty grout cleaning is required, you will need to use a professional strength Tile & Grout Cleaner that is capable of removing grease, soap scum, body oil, mildew stains, algae, and synthetic or acrylic waxes from the grout joints. However, such a product should contain non-polluting chemicals and low VOC levels. This type of product is available for purchase at *Old Port Specialty Tile*.

Natural Stone

- To insure your natural stone products will provide you with a lifetime of aesthetics and utility, a proper maintenance program is crucial. Natural Stone products are porous by nature and require a different maintenance program than traditional ceramic tile.
- Many of the cleaners acceptable for use on ceramic tile can stain, damage or dull stone.
- Stone surfaces are very easy to maintain. Clean stone with warm water and a mild liquid soap. Never use acid cleansers or abrasive chemicals on stone. Natural stone should be sealed after installation and every one to two years thereafter, depending on its application.
- There is no set rule on how often to seal your natural stone. Sealing can be as frequent as six months for higher traffic areas on marble, slate, travertine, and limestone or every couple of years for granite countertops. Also some sealers provide for only a single application every ten years. Please review the guidelines for each individual sealer.
- If any Heavy Duty Cleaning or Stain Removal is required contact an *Old Port Specialty Tile* Representative to further discuss what products or actions to take.

Ceramic & Porcelain Tile

- Ceramic & Porcelain tiles are relatively maintenance free products that require little continuing care beyond regular cleaning. Most cleaning can be done with a damp cloth and a gentle non acidic soap.
- A multipurpose spray cleaner, which removes soap scum, hard water deposits, and mildew designed for everyday use, can be used on wall tile areas in residential baths and showers.
- The entire area should be cleaned and scrubbed with cleaner solution through the use of a cotton mop, cloth, sponge, or non-metallic brush. The entire area should be rinsed with clean water to remove any cleaning solution residue. Remember that you should sweep or vacuum floor areas prior to cleaning to remove any dust or debris. Routine cleaners should never contain hazardous or polluting products including, but not limited to acids or ammonia. Acids can damage the grout and the glazed surface of the tile, and ammonia can discolor the grout.
- Take care to avoid "over the counter" tile cleaners that contain phosphoric and glycolic acids that could etch some ceramic tile surfaces.
- Many glazed ceramic & porcelain tiles do not require sealing. However, ceramic tile with crackle glazes should be sealed prior to grouting to prevent grout colorant from staining the clay body. Grout joints should be sealed on all ceramic & porcelain tile applications, especially those in wet or high traffic areas. All tiles with crackle glazes require resealing on a periodic basis.

**All ceramic tiles are subject to crazing. Crazing is crackling solely within the fired glaze due to tensile stresses, temperature fluctuation, or expansion and contraction of the tile body or setting bed. Crazing is not a defect, nor does it affect the durability of the products and is an inherent characteristic of the manufacturing process.*

Terra Cotta, Pavers, New & Reclaimed Brick

- Terra Cotta & Brick in its natural state is porous, and for this reason it needs to be sealed in order for it to be durable and last longer. Once sealed, it's very easy to clean by mopping with a mild cleaner.
- Due to the natural pigments in Terra Cotta UV rays from sunlight can fade and cause discoloration.
- Brick & Terra Cotta can be waxed to add shine.
- Once clean, clear, and dry, a new wax can be used on it. Some waxes can be applied by hand and buffed with a cloth until smooth and even. Others will require the use of professional buffing machines.

Concrete/Encaustic Tile

- Old Port Specialty Tile recommends Dry Treat Brand **Stain Proof Original**™ for sealing of concrete tile. This is a permanent impregnating sealer, and can be purchased from an OPST Representative.
- Cement tiles should be regularly mopped with clear water. A capful of liquid wax may be added to the water to improve the tiles natural sheen. Never use acids to clean the tiles as they will damage it.
- Do not use any acids or alkalines to clean tiles. Use a PH neutral cleaner and fine sandpaper to remove any stains or residues. Do not allow water or other liquids to spot, pond or ring on the surface of the tiles.
- If desired, buff the tiles with the floor polisher and white pad using a back and forth motion. This will give your tiles the shine desired. Do this step as long as you like.

Glass & Metal

- Besides regular cleaning with a non ammonia glass cleaning product, Glass Tile requires no continuing care.
- Take care to use a smooth, lint free cloth when cleaning frosted or matte glass, as a rough cloth can leave lint on the glass surface. Reminder: Never use abrasive cleaning pads on matte or frosted glass tile.
- All bronze will age or mellow with time. The use of a white scotch bright hand pad, available at most auto supply stores, will polish the highlights of the tile and return them to their original brightness.
- To preserve the color (patina) of the tile, you must periodically wax your bronze. You may do this as often as you like, or let the tiles age naturally for an older look. We recommend using a neutral wax as a preservative. Kiwi shoe polish is a very good and hard wax. With a cotton rag, sparingly apply the polish to the surface of the tile, making sure to get into the detail. Allow to completely dry — no more greasiness — then rub with a clean, soft cloth to shine.
- NEVER USE ABRASIVE OR SOLVENT CLEANERS on the bronze, as this will remove the patina. Use a soft sponge and water only if absolutely necessary to clean.

***For further maintenance information please visit the resources page of our website:
www.oldporttile.com/resources***

Or speak with your sales representative.