



THE NEW & RECLAIMED  
**FLOORING** <sup>CO</sup>

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BEFORE & AFTER FITTING  
ALL YOU NEED TO KNOW

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Engineered & Solid Wood Flooring






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Maintaining your floor with the correct care routine is the easiest way to preserve its beauty and safeguard its longevity. From small every day spills and scuffs to the more hefty circumstances caused by pets and accidental damage. This document outlines simple and effective methods that will help you keep the floor you love for years to come.



# BEFORE FITTING

## ACCLIMATIZATION OF WOODEN FLOORING

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With all underfloor heating systems (UFH) before starting the installation, the floor boards need to be brought into the room where they will be installed after the 21 day initial running period, and exposed to the climatic conditions. For non UFH, solid wood boards require a minimum of 14 days acclimatization and engineered platforms a minimum of 3 days. All floorboards must have their moisture levels checked professionally before installation.

- Storing the boards for at least 3-14 depending on the platform.
- The boards should be laid flat at least 300mm from the nearest wall.
- There must be some battens under the bottom layers so that air can circulate.
- All wet trades must have finished and screeds dry with moisture levels below 4% and humidity below 55 %. Plaster must be totally dry.
- Floor and wall tiles have been installed for at least 2 weeks.
- Radiators have been bled with any leaks rectified.
- All windows and doors are fully fixed.
- All painting is completed.
- The room temperature must be at least 18 degrees C (64.4 degrees Fahrenheit). The floor surface temperature must be a minimum of 15 degrees C (59 degrees Fahrenheit). The air relative humidity must be between 40% and 60%. Industry Standard: The surface temperature of the screed must never exceed 27 degrees C (80.6 degrees Fahrenheit).

When flooring is ordered, at least 10% must be added to the actual square meters needed, for cutting and grading allowance.

Should an individual piece be doubtful as to the grade, manufacture or factory finish, the installer should not use the piece. Industry standards allow a 5% defect allowance in manufacture.

Use of appropriate products for correcting subfloor voids should be accepted as normal industry practice.

You must test the relative humidity of the environment the floor is to be laid in and also the moisture content of any sub floor or screed must be less than 4%.



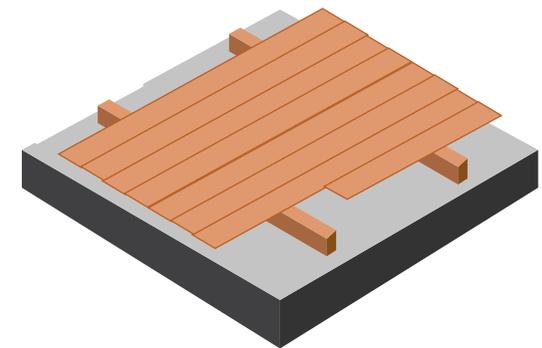
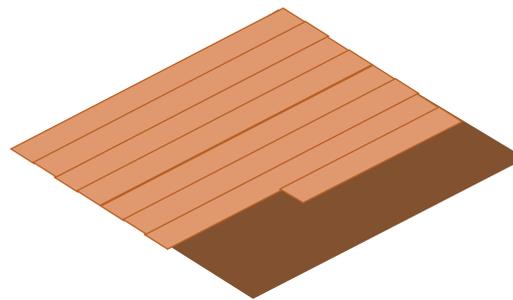
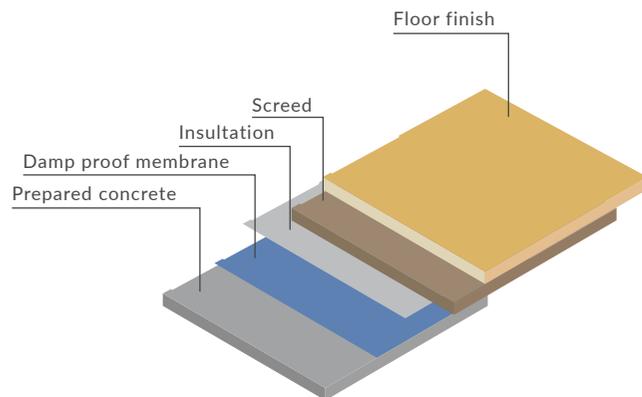
# BEFORE FITTING

## SUBFLOORS

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### TYPES

Sub-Floors can fall into 3 main categories:



#### 1. Concrete or Screed

Ensuring that your concrete or screed floor is dry is crucial to the process of laying a new floor. According to British Standards the screed must be allowed to dry to a maximum of 75% relative humidity before installation takes place. A drill test wherein a small hole is drilled into the concrete to test the moisture level is preferred over a surface test, which does not give as accurate a reading.

Cement and sand screed must be less than 75% relative humidity for floating engineered wood flooring & less than 65% relative humidity for full trowel applied glue down of solid and or engineered.

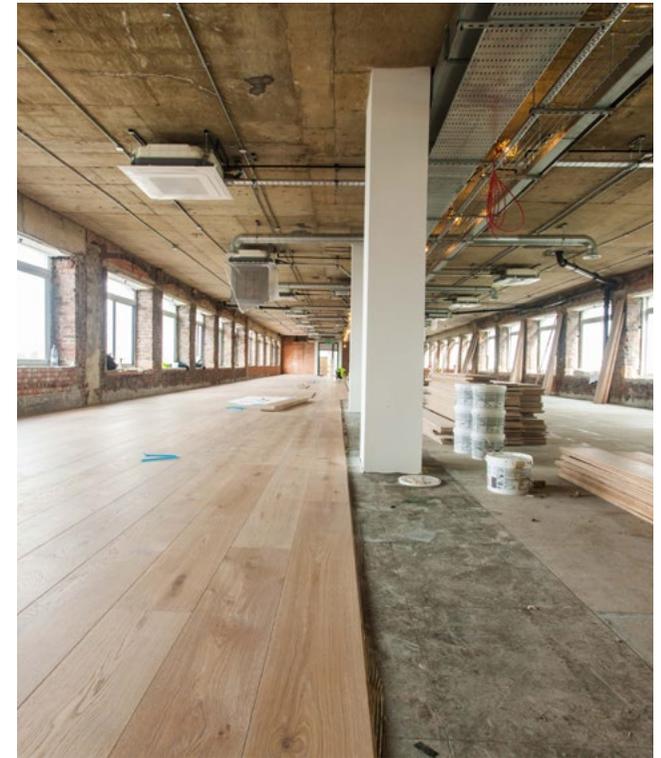
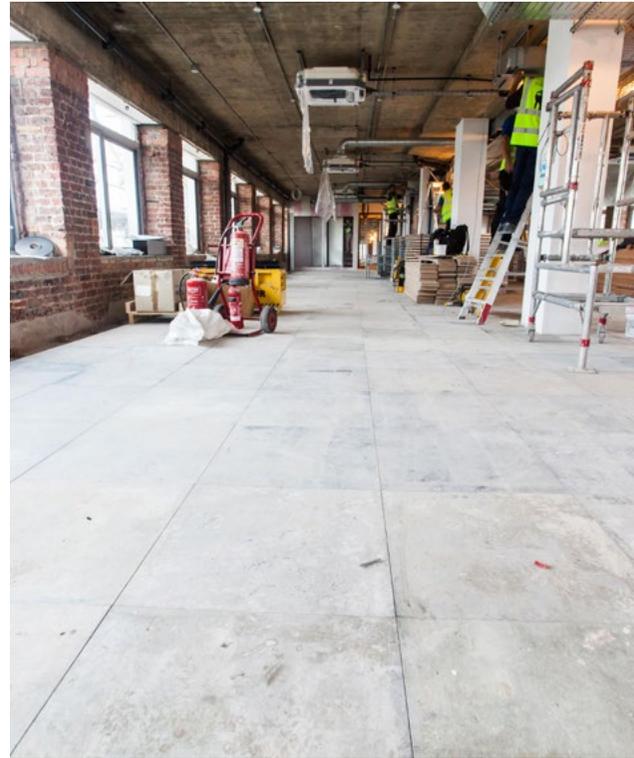
#### 2. Wooden: Floorboards, Ply or Chipboard:

When laying onto existing floorboards, chip or ply board first remove any rotten floorboards and replace prior to installation of the new floor. A moisture test using a hygrometer on the wooden sub floor should be within 4% of your hardwood flooring to avoid any over expansion or contraction.

**\*\* Existing Parquet flooring is not a suitable sub floor for any hardwood flooring and should be lifted prior to fitting the new floor.**

#### 3. Floor Joists or Battens:

The distances between the joists or battens will determine the amount of fixings that can be used as you can only nail where there is a joist. Solid floors must be fixed every 250mm – 300mm and 20mm engineered floors every 400mm.



## RECOMMENDATIONS

- Check the sub floor to ensure it is clean and free of any dirt, paint, grease or glue residue that may affect adhesion.
- Make sure sub floor is level. The easiest way to ensure the floor is level is consult a fitter.
- Make sure the sub floor is dry. This is essential when laying new or reclaimed wood. Using a moisture meter is the most accurate method.
- When protecting your newly laid floor during the remainder of the construction process never use plastic to cover the floor, this will trap moisture, which could affect the floor. Instead a good quality felt covering can be laid and taped to the skirting boards to allow the floor to breath.
- If you have a small amount of wastage left after fitting the floor keep a few spare planks in case of any future damage. There will always be natural variation in tone and colour between batches. We advise keeping boards aside.

# AFTER FITTING

## AFTERCARE AND MAINTENANCE

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When purchasing a floor from The New & Reclaimed Flooring Co, a client is entering into a relationship with the floor. Our floors are not mass-produced and are mostly hand-made and hand-finished using specialist finishing techniques and specialist floor oils.

A particular shift in aftercare mindset is required. Our wooden floors do require specific aftercare to fully protect and further develop the beautiful patina that has been created. As finishing specialists, we create the most beautiful natural colours available and we see aftercare as a simple continuation of the finishing journey. Luxurious and natural wood flooring, rather than a mass-produced commodity deserves a more personal touch.

Unlike all mass produced wood floors and more akin the antique wooden floors of European Period England, continued nourishment of the oil finishes and respect for the raw material is a prerequisite.

We have over the years learnt to create an aftercare process that is historic by definition but contemporary by application. A little love and a little labour will keep your floor looking forever beautiful as it improves with age. **Colours deepen, the character develops, and the floor lives.**



A close-up, top-down view of a dark-stained wood floor with a herringbone or chevron pattern. The wood grain is clearly visible, and the planks are arranged in a repeating V-shape. The lighting is even, highlighting the texture and color variations of the wood.

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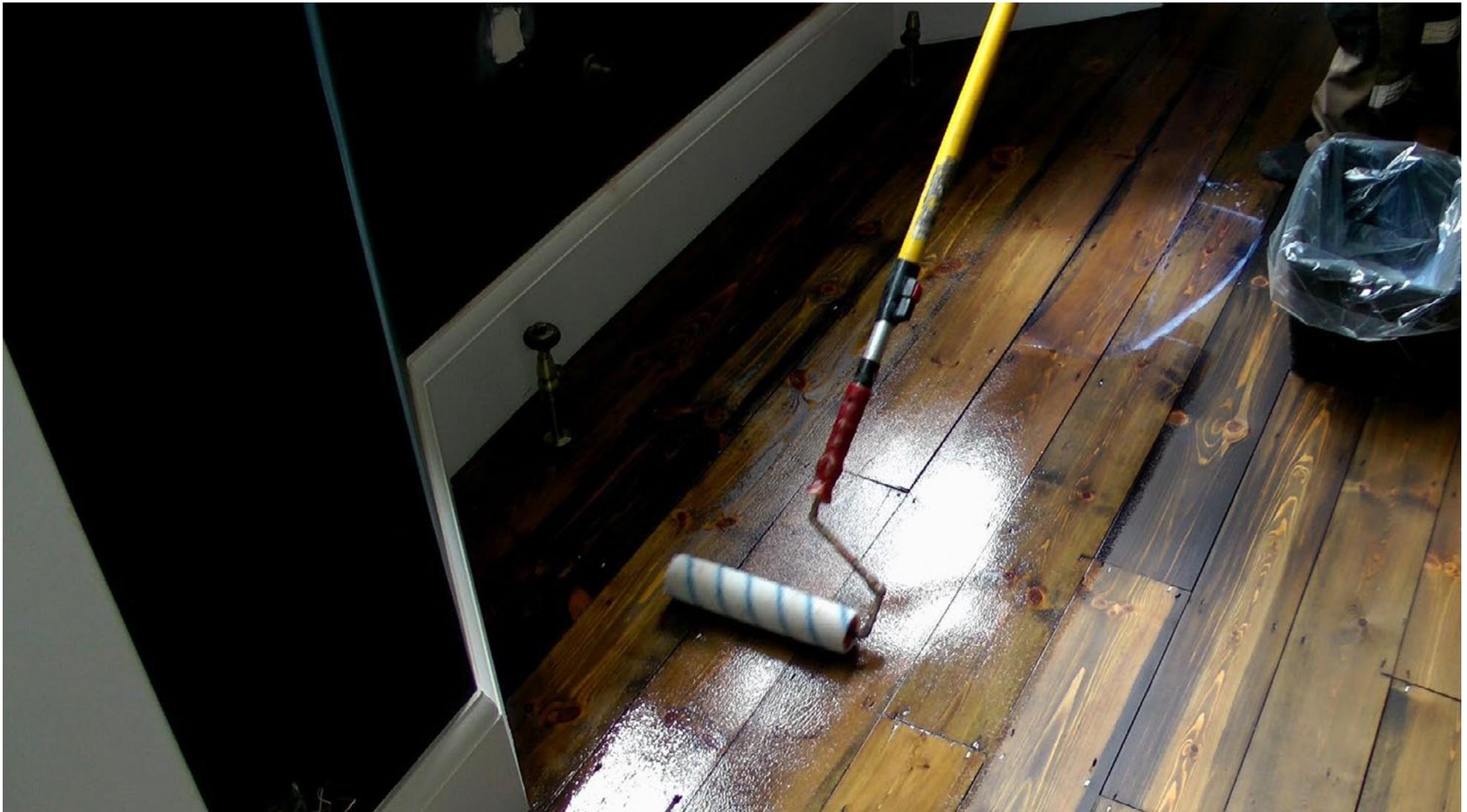
FINISHES  
AFTERCARE

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## LACQUERED FINISHED FLOORS

A lacquered finish may have its place in large commercial spaces such as airports, gymnasiums but for the most part we prefer hard wax oils, a lacquered finish may not always be fully compatible with the colour patinas that we create. One of the downsides to a lacquered finish is that it cannot be repaired locally and easily, scratches build up over time.

Whereas our oiled patina surfaces will improve and develop a richer depth of hue over the years. In fact, the deterioration with a lacquered floor finish over time becomes more obvious, the floor loses its lustre and the surface will appear old and dry. At this stage, whole floors must be sanded back to the wood and the floor re-lacquered.



## HARD WAX OIL FINISHED FLOORS



Our choice blend of slip-proof Hard Wax Oils are made from a combination of natural oils & waxes offering exceptional durability and resistance on wood flooring, wooden kitchen worktops, staircases, mouldings and areas subjected to high traffic.

Oil penetrates into the structure of the wood surface, saturating it. A practical solution that safely repels water and fixes the tone & colour pigment we use while finishing.

We may decide to use additional primers to the surface before oil application, in addition, we may apply additional layers of fireproofing compounded and slip proofing upon request. Hard Wax Oil protection is suitable for residential and commercial projects and in other cases it is important to clean and maintain the

floors regularly with a compatible non-toxic product. Suitable aftercare brands we recommend are either Osmo, Ciranova or Woca.

Once the floor is fitted and has been cleaned, we recommend an additional coat of hard wax oil or maintenance oil to be applied to the floor in areas of high traffic or kitchens and bathrooms. This will benefit the floor by repelling water spillages from seeping between potential floorboard gaps while also adding an extra layer of protection.

All of our wood floor finishes are supplied 100% fully finished and protected, however, an additional thin coat is advised if after fitting the floor finish has been marked, scratched or damaged in any way while being installed. This extra coat of oil should be applied very thin with

a cloth, or buffing machine. The coat should be touch dry within minutes, if this final coat takes more than 5 min to be touch dry then the coat applied has been too thick. It is important to work on a trial area first before working across the whole floor area.

### **Safety Check:**

All rags that have been subjected to hard wax oils should be disposed of outside and put aside from flammable objects as they themselves are flammable while drying.

A close-up photograph of a dark-stained wooden floor. The wood grain is prominent, showing a mix of light and dark brown tones. In the upper left corner, there is a portion of an ornate, dark metal object, possibly a chandelier or a decorative piece, with intricate scrollwork and a patina that suggests age. The lighting is soft, creating subtle shadows and highlights on the wood and metal surfaces.

MAINTENANCE

## BASICS

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Use a doormat. Doormats will stop 70% of the dirt being brought into the house.



Clean your floor with a soft brush, mop or adapted vacuum cleaner with soft brushed suction unit.



Apply soft protection under table and chair legs.



Use the given maintenance products and soaps specific to the product.



Avoid excessive use of water on wooden floors.



Remove spillage of liquids as soon as possible, as they may cause stain.



Plant pots should not be placed in direct contact with wooden floors.

## TEMPERATURE CONTROL AND HUMIDITY

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Wood being a natural product will respond to the surrounding atmosphere. Moisture in timber causes it to expand; a lack of moisture will cause it to shrink. It is therefore important to:

- Maintain a fairly constant humidity in the area where the flooring is situated.
- Ideally room temperature should be between 18 and 22 degrees fahrenheit at around 40% to 60% relative air humidity.
- The use of hygrometers in conjunction with dehumidifiers can be used to regulate the atmospheric humidity in your home.
- Plants can also have a positive effect on the humidity. Especially with under-floor heating in wintertime, as humidity levels can go quite low due to closed windows and extra internal heat.
- Avoid large temperature fluctuations in rooms were wooden floors are applied. This is true for floors over Under Floor Heating (UFH) and all clients should consult their UFH manufacturer for aftercare recommendations. A UFH system should not be treated in a similar fashion to regular heating systems, as their purpose is to create gradual and background heat only.



## DOMESTIC FLOOR TRAFFIC

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### Regular maintenance

The level of maintenance will depend on the level of traffic. Daily cleaning of the floor with a soft mop or vacuum cleaner will remove a lot of dust and/or sand particles. If a daily clean is not possible, then clients should be cautious with the amount of dirt brought onto the floor from foot traffic, as dirt is one the main abrasives. Regular maintenance with floor soap every 2-4 weeks in daily used rooms is advised. In rooms with less traffic, use every 2 months. (4 caps per ltr)

### Long term maintenance

After the first six months, depending somewhat on the amount of use your floor has had, your floor will start developing an attractive patina, colours will be deepen and a degree of variation between high traffic areas and low traffic areas may occur. At this time of 6 months – 10 months, in most instances, an application of hard wax maintaining oil should be used to maintain your floor. Please consult us first to make sure you are using the correct brand of aftercare products.

Use of pigmented maintenance oils may be interspersed with these general applications to revive the inherent tones if required. Please ask us for further information if you are concerned about dis-colouration.

A degree of wisdom is needed to find the right balance between “over saturating” your floor and building up a patina. After this maintaining coat, another coat of oil will not be required again for a further year. Alternatively, this process can be repeated to specific high traffic areas if required. (oiling complete and specific planks and stopping at a join in the plank).

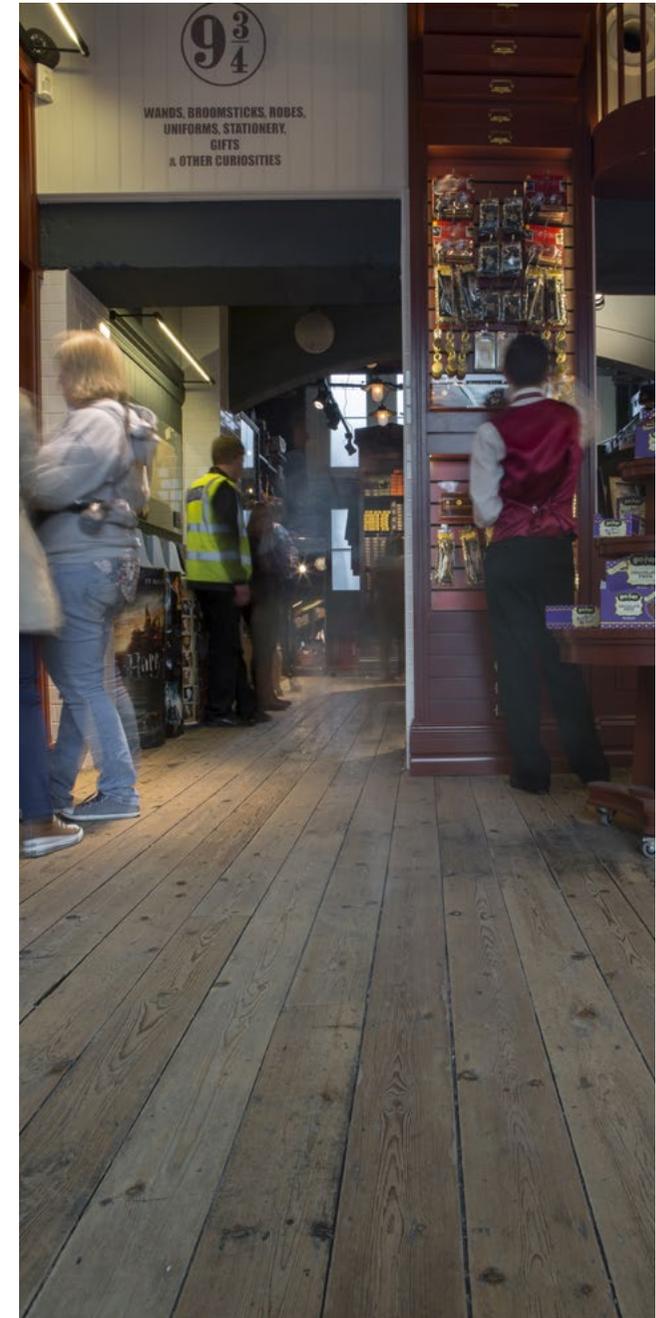
After the second application of oil, a gap of at least one year probably nearer to two years should be left prior to another application.

## TRADE FLOOR TRAFFIC

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The previously mentioned steps should be considered. However, if we have been advised correctly prior to manufacturing of your order, we will have prepared your floor finish with extra coats of primer below the hard wax oil and so the finished hard wax oil coat will be more durable.

Cleaning with floor soap and removing the dirt regularly is the best way to pro-long the oiled surface.





DAMAGE & REPAIR

## ACID STAINS. EG PET STAINS THAT HAVE BEEN LEFT TO SOAK IN

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Try mixing water with talc powder, and mix to a consistency similar to set yoghurt, the less water in the mix, the faster it will dry. Then add the mix to the stain, let it dry for a few hours then wipe off. You can repeat this step more than once if the stain is stubborn.

## FLUID & GREASE STAINS

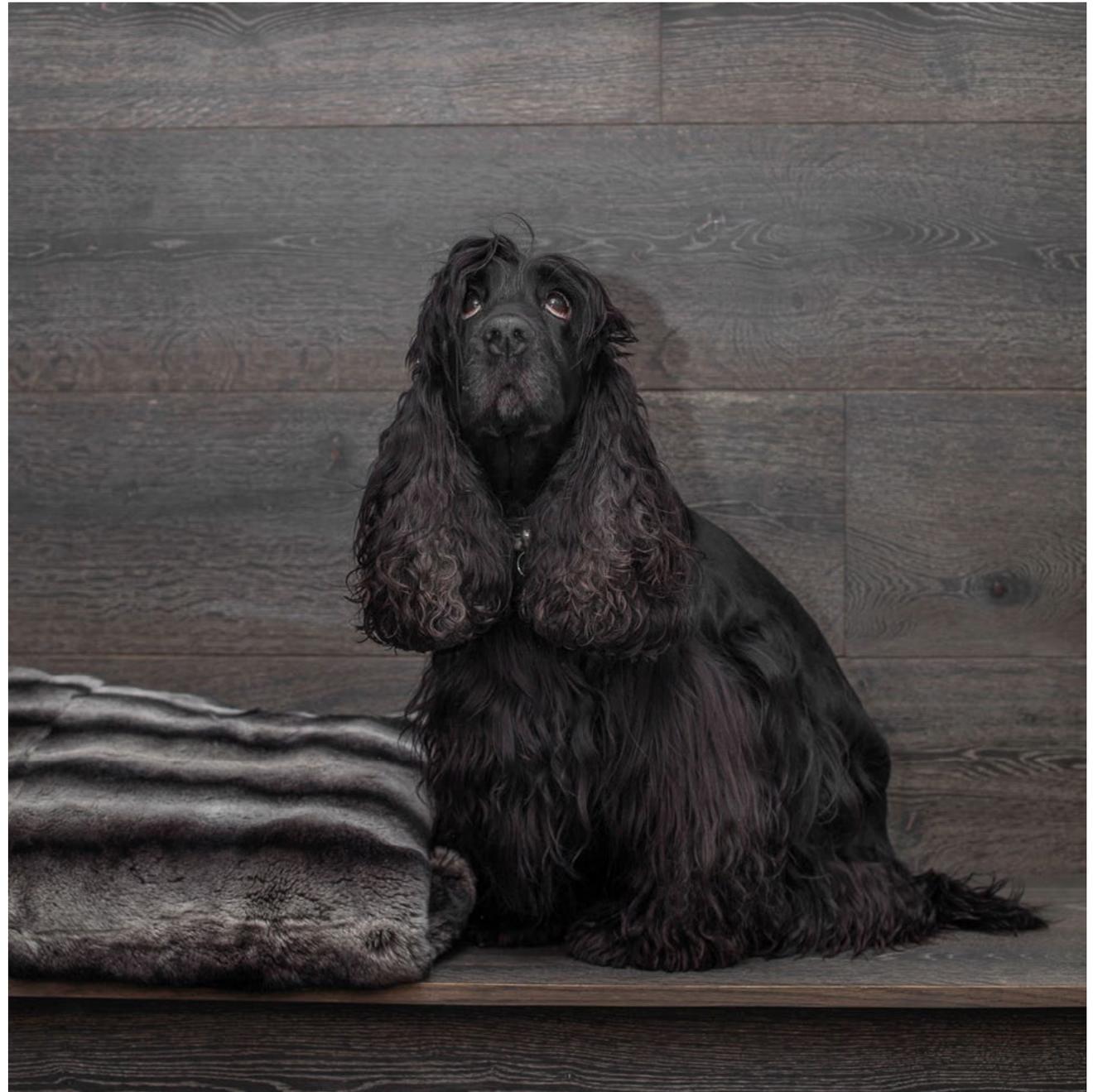
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These can be wiped away by using a fine 240 grit sand paper or fine steel wool. Gently rub away at the surface to take remove the top layer of wax and the unwanted stain. Once cleaned with floor soap, an extra coat of hard wax oil should be applied.

**\*\*For stubborn grease stains, we have found that aggressive oven cleaning products are effective as a degreaser, prior to using wire wool or fine sand paper. Always test prior to any application.**

**\*\*Please consult a professional before applying hard wax oils**

**\*\*If the above step does not work bare in mind deep olive oil or other food oil stains will eventually dry out but require time to do so.**



# SCRATCHES

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Should boards be scratched or dented, a light touch up with a colouring compound (eg. coloured solid wax sticks from a hardware store, or coloured pencil), followed by a build-up of pigmented finishing oil can be used to revive the colour. This should only be undertaken by a competent floor finishing contractor.

In a worse case scenario it is possible for an experienced installer to remove an individual plank and replace it with a new plank. (Where possible surplus boards from the installation should be retained for this purpose.

**Notes: Prefinished oiled boards have to be stored in a well-ventilated area to avoid colour surface changes. If the boards remain shrink wrapped in warm conditions, this may alter the colour of the patina.**

## APPLICATION:

### First coat

Stir contents thoroughly before and during use. Apply thinly using a good quality bristle or synthetic brush, always apply in the direction of the grain. Remove any surplus oil immediately checking all areas for any excess application. Leave to dry 4-6 hours depending on conditions, or preferably overnight. Longer drying periods may occur during application in cold, damp conditions.

### Second coat

Apply as first coat, thinly, allowing good ventilation. In warm and dry conditions, allow to dry overnight. Clean tools with white spirit. When the surface area is completely dry, a light buff with a floor pad or dry rag will enhance the colour and patina.

### Re-application

To remove previous applications of Hard wax oil, sand back with a black pad and re-apply the oils sparingly as too much oil can swamp the surface and effect the adhesive and strengthening qualities of the oils.

- HWO Coverage: A single application will cover approximately 20-24 sq. m. depending on relief and density of the substrate. Available in 2.5l. cans

## RE-OILING:

### Preparation

Ensure all surfaces are clean dry and free from previous finish. Quickly sand with fine 180/240 grade sanding paper or black pad on mono-brush removing old coats or dirt.

Ensure all areas to be coated are extremely well ventilated during application. Test on a small area prior to initial application. No primer required. The hard wax oil is ready for immediate use, and does not require thinning. Certain dense or oil substrates may only require a single application, when dry buff to desired level of sheen.



# CLEANING

## FLOOR SURFACE SOAP

PLEASE READ INSTRUCTIONS CAREFULLY, SOME FLOOR SOAPS WILL REQUIRE DILUTION WHILE OTHERS DO NOT.

## APPLICATION

REMOVE DUST OR DIRT WITH DAMP (NOT SOAKING WET) CLOTH SOAKED IN HOT WATER TRY TO WORK AS DRY AS POSSIBLE. ADD 4 CAPS OF FLOOR SURFACE CLEANING SOAP TO 1 LITRE OF HOT WATER.

WHEN FLOOR IS CLEAN FROM DIRT, MOP THE FLOOR SURFACE SOAP SOLUTION OVER THE COMPLETE FLOOR. THE WAX WITHIN THE FLOOR SOAP WILL FEED THE OILS AND WOOD AND ADD PROTECTION. MAINTAIN EVEN MOPPING AND LIQUID DISTRIBUTION.



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Showroom  
64 Clerkenwell Road  
London, EC1M 5PX  
Phone: 0207 250 1108

