Practical and cost saving maintenance advice, directly from a head custodian.

" Texas Granite is a solid vinyl tile that never needs a finish applied to create a high shine. There are now over 100,000 sq ft installed in common areas, corridors, classrooms and the cafeteria of our school. We have been very happy with the performance and ease of maintenance the Texas Granite flooring offers.

- *It has allowed us to decrease the man hours needed to maintain our floors.*
- *We are able to complete the cleaning of our cafeteria in half the time with half the manpower as with a traditional vinyl composition tile that requires many coats of wax or finish applied.*
- *We no longer need to use expensive chemical strippers and apply many coats of wax as before. Only a low-speed scrubber and neutral cleaner needed to clean.*
- *Using our mid-speed burnisher with an appropriate pad is all that is required to achieve a high shine after the floor is cleaned.*
- *We have used different pads to remove scratches caused during the final construction phase and return of teachers, equipment and furniture.*

Overall, we continue to be pleased with the performance as the floor becomes more resilient with each cleaning."

Mike Phillips
Head Custodian
Dade County High School





DADE COUNTY HIGH SCHOOL ▲

Required maintenance

	VCT		TERRAZZO		TEXAS GRANITE	
	Yes/No	Frequency	Yes/No	Frequency	Yes/No	Frequency
Dust mopping	✓	Daily	✓	Daily	✓	Daily
Wet/damp mopping	✓	Annually	✓	Daily	✓	Daily
Deep scrub/buffing	✓	Annually	✓	Annually	✓	Annually
Dry buff using 1,500 RPM machine	✗		✓	Quarterly	✓	Quarterly
Spray buff using 175-600 RPM machine	✓	Monthly	✗		✗	
Apply floor finish	✓	Quarterly	✗		✗	
Strip and wax	✓	Initially + Annually	✗		✗	
Strip and reseal	✗		✓	Initial + Every 5 years	✗	
Life expectancy	10 YEARS		30 YEARS		30 YEARS	

LIFE EXPECTANCY OF PRODUCT DOES NOT REPRESENT WARRANTY OF PRODUCT OR INSTALLATION.
TEXAS GRANITE 30 YEARS LIFE EXPECTANCY IS BASED ON PAST PROJECTS AND/OR EXISTING INSTALLATIONS.

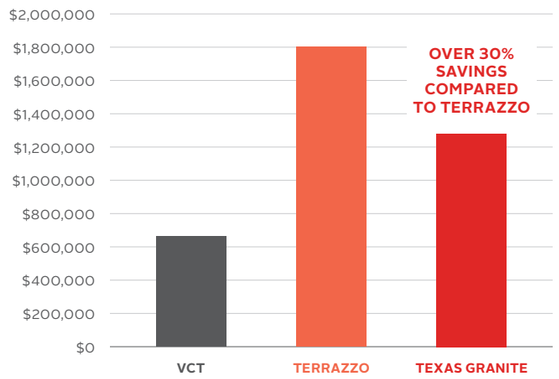
LIFE CYCLE COST

When evaluating resilient flooring solutions, the entire product life cycle should be considered to determine the true cost of a product.

INTIAL COST + ANNUAL MAINTENANCE COST

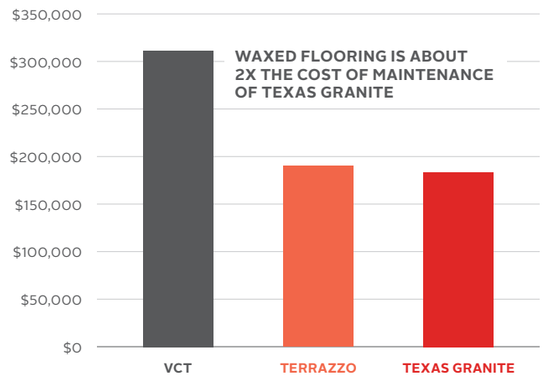
The initial cost of Texas Granite is a fraction of Terrazzo's

AVERAGE INITIAL COST: MATERIAL, INSTALLATION AND INITIAL MAINTENANCE FOR 100,000 SQ FT



Texas Granite is the least expensive in maintenance cost at around $1.82/sq ft

AVERAGE ANNUAL MAINTENANCE COST FOR 100,000 SQ FT



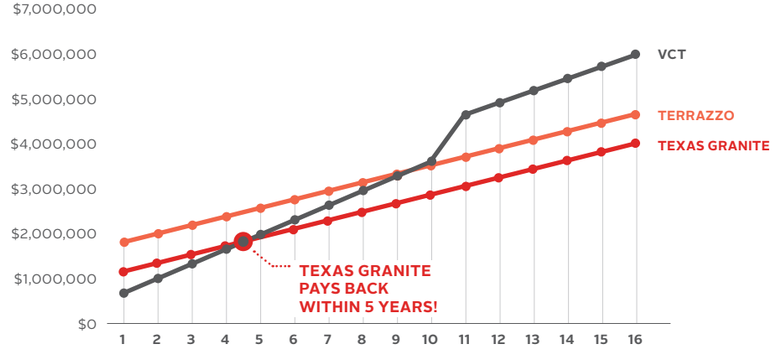
TOTAL LIFE CYCLE COST

LCCA Key Factors:

- Initial cost
- Routine maintenance
- Facility down time
- Repairability
- Product life span
- Replacement cost

Cumulative savings over 15 years of close to $2,000,000 with Texas Granite versus VCT

LIFE CYCLE COST COMPARISON FOR 100,000 SQ FT



LABOR RATES, PRODUCT, AND MAINTENANCE COSTS HAVE BEEN CALCULATED BASED ON PAST PROJECTS, INDUSTRY KNOWLEDGE AND NATIONAL AVERAGES.