

Property Management

CLEANING GUIDE



Increase Your Productivity

By knowing exactly which products to use in specific areas, you can get the job done faster and more efficiently.

Keep Your Customers Happy

A clean establishment is a big part of employee and customer satisfaction. Make sure your cleaning tasks aren't forgotten.

Explore the Multitude of Uses

Our products can be used for various applications that might not have been previously considered. See what they can do for your particular setting.

Site Survey



FIRST ANALYSIS

BASIC INFORMATION

Primary Contact: _____

Phone: _____

Email: _____

Facility Address: _____

Company Name: _____

Single Site

Multiple Sites

FACILITY INFORMATION

Client's Challenges: _____

Client's Desired Outcome: _____

Client's Priorities:

General Cleaning

Disinfection

Degreasing

Odour Control

Carpets

Floors

Washrooms

Glass/Windows

Green Footprint

Ready-to-Use

Concentrated/Proportioning System

Other: _____

Type: Commercial

Industrial

Educational

Healthcare

Other: _____

Total Number of Employees: _____ Estimated Daily Visitors: _____

Largest Surface Area: _____ Smallest Surface Area: _____ Total Surface Area: _____

CURRENT PURCHASING PRACTICES

Maintenance done by: Contractor Internal If contractor, please provide name: _____

Frequency of Cleaning: Daily Weekly Monthly Quarterly Annually

Who purchases janitorial supplies for the facility? _____

How do you purchase your cleaning products? As Needed Through Procurement Contracts*

Other (Explain): _____

**If you purchase through procurement contracts, please answer the following:*

Does your current contract include ECOLOGO products? _____

When does your contract expire? _____

Purchasing based on: Cost-in-Use Jug 5S Program Yes No

No Current Cleaning Equipment: _____

Is the equipment owned or leased? Own Lease Age of the equipment _____

The Dustbane Way

Cleaning a Lobby



Cleaning a lobby starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Disinfectant Cleaner: Quat Plus

Sanitation is of high importance in a common areas in order to prevent the spread of germs and disease. Quat Plus kills germs on surfaces, offering the performance of a neutral quat that destroys a wide range of bacteria, fungi and viruses without the harsh smell of chemicals. UL ECOLOGO® Certified. DIN 02298694.

- Dilute in cold water at a rate of 1:80.
- Available in 4 L.

2



Glass and Chrome Cleaner: Azure

Clean windows make a good first impression and set the tone for the rest of the facility. Keep your windows, mirrors, chrome and stainless steel sparkling clean and streak free. APE, VOC and ammonia free. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:16.
- Available in 750 ml (RTU) & 4 L.

3



Multi-Purpose Cleaner: Excelsior

The use of Excelsior as a general purpose hard surface cleaner will minimize your chemical inventory while providing the cleaning results you strive for. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:64.
- Available in 4 L & 20 L.

4



Floor Care System

Get safe and outstanding looking floors with this trio. Strip with Time-Out Plus, seal using Accolade and complete the process by using Gran-Prix XL as a floor finish.

- Dilute Time-Out Plus in cold water at a rate of 1:20.
- Available in 4 L.

5



Hurricane 450 XTT

Walk behind scrubber perfect for cleaning floors and promoting a healthy environment. A cost-saving alternative to cleaning with a mop and bucket.

- 20" scrubbing path.
- Height-adjustable handle.

The Dustbane Way

Cleaning a Hallway



Cleaning a hallway starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Multi-Purpose Cleaner: Excelsior

Guests and residents may base their opinion on the quality of a building by the appearance of the hallways. The use of Excelsior as a general purpose hard surface cleaner will minimize your chemical inventory while providing the cleaning results you strive for. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:64.
- Available in 4 L & 20 L.



Carpet Cleaning: 1200 XT Box Extractor

Deep clean stains and odours in carpeting with the 1200 XT Box Extractor. Maintaining a clean carpet will extend its life while improving the quality of the air in the office and promoting a healthier environment.

2



Odour Control: Bio-Bac II

Hallway odours can have an impact on customer experience. Continued use of Bio-Bac II provides a safe and efficient way to maintain clean, sanitary and odour free surfaces. The "people friendly" bacteria keeps working long after Bio-Bac II's initial application. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:20.
- Available in 4 L.

The Dustbane Way

Cleaning a Living Room



Cleaning a living room starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Multi-Purpose Cleaner: Excelsior

Reduce the amount of products required to clean your living room and make a good impression. The use of Excelsior as a general purpose hard surface cleaner will minimize your chemical inventory while providing the cleaning results you strive for. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:64.
- Available in 4 L & 20 L.

2



Glass and Chrome Cleaner: Azure

Keep your windows, mirrors, glass, chrome and stainless steel sparkling clean and streak free. APE, VOC and ammonia free. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:16.
- Available in 750 ml (RTU) & 4 L.

3



Odour Control: Aquascent

Unpleasant odours can be an issue for potential or future tenants. The use of a malodour counteractant such as Disappear can quickly take care of unwanted smells from pets and cigarettes.

- Dilute in cold water at a rate of 1:10.
- Available in 5 L & 20 L.

4



Carpets and Stains: Eco-Expert

Deep cleaning carpets helps to prolong its life since vacuuming alone is not enough to remove dirt and allergens. Removing stains from carpet and upholstery will leave the space smelling fresh and provide a more sanitary environment. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:80.
- Available in 4 L & 20 L.

5



Carpet Cleaning: Tracker

An upright vacuum such as the Tracker is highly effective for debris pickup and will help maintain room cleanliness. This model features all metal high-wear components and offers years of worry-free use.

- Clean Air Technology.
- Telescopic Power Wand extends cleaning reach by 32".

The Dustbane Way

Cleaning a Rental Property Kitchen



Cleaning a rental property kitchen starts with a simple program. Ask us about a custom program that will meet your individual needs. Here is our baseline recommendation.



1



Stovetop and Grout Cleaner: Polar

A multipurpose cream cleaner that powerfully removes dirt and stains from a multitude of surfaces. Its non-acidic formula eliminates the risk of damage to sensitive materials. UL ECOLOGO® Certified.

- Available in 1 L & 4 L (RTU).

3



Bio-Based Cleaner: Bio-Bac II

Reduce the amount of products required to clean the hard surfaces in your kitchen and impress your guests. Gets through grease quickly while removing any food smell and providing a safe surface. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:20.
- Available in 4 L.

2



Glass and Chrome Cleaner: Azure

Keep your windows, mirrors, glass, chrome and stainless steel sparkling clean and streak free. APE, VOC and ammonia free. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:16.
- Available in 750 ml (RTU) & 4 L.

4



Dish Soap: Vayselle

Vayselle's formula is tough on grease and fat and leaves dishes sparkling clean while being mild on hands. UL ECOLOGO® Certified.

- Available in 1L, 4 L & 20 L (RTU).

The Dustbane Way

Cleaning a Washroom



Cleaning a washroom starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



2

Hand Washing: Tradition Plus
 The emollient containing formula of this foaming hand cleaner leaves hands feeling smooth and soft. UL ECOLOGO® Certified.

- Use with an open top dispenser.
- Reduce soap waste by more than 50%.

1

Foaming Cleaner/Disinfectant/Descaler/Deodorizer: Blu-Lite Plus
 This surfactant-based cleaner and disinfectant generates a foam that clings to surfaces to give optimum contact time. An effective phosphate and A.P.E. free cleaner that provides a deep cleaning of bathroom surfaces such as toilets, sinks and urinals.

- Dilute in cold water at a rate of 1:40.
- Available in 1 L & 4 L.

3

Drain Cleaner: Bio-Bac II
 Malodours in washrooms are not appealing to patrons. Drains are one hiding place where germs can lurk. Bio-Bac II's enzyme based formula will eat away the odour causing bacteria. UL ECOLOGO® Certified.

- Use concentrated.
- Available in 4 L.

2

Glass & Stainless Steel Cleaner: Azure
 All establishments must maintain cleanliness in order to attract and retain customers. All washroom surfaces must be kept spotless to preserve a clean appearance. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:16.
- Available in 750 ml (RTU) & 4 L.

4

Odour Control: Air Max
 Washrooms can be a source of malodours. The Air Max is designed to offer consistent and powerful odour control for a full 30 days, outperforming gels, wicks and aerosols.

- Available in mango, cotton blossom and cucumber melon.

The Dustbane Way

Cleaning a Pool Area



Cleaning a pool area starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Pool Deck Cleaner: Emerald

Pool decks should be cleaned regularly to prevent the spread of disease as well as the slipperiness that results from biofilm growth. Dirt, grease and scum can be removed by scrubbing the decks with Emerald. Its non-abrasive formula is no risk for tile and grout. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:80.
- Available in 750 ml (RTU), 4 L & 20 L

2



Disinfectant Cleaner: Blu-Lite

All areas of the pool and poolside should be regularly disinfected. Blu-Lite acts as a complete solution for destroying germs while leaving behind a fresh scent that won't irritate guests. Safe for all hard surfaces including ceramic, stainless steel, grout, and porcelain. DIN: 02278871

- Dilute in cold water at a rate of 1:40.
- Available in 1 L & 5 L.

3



Floor Cleaning: Hurricane Mini

Our most compact auto-scrubber will wash your floors in difficult to reach areas while enhancing productivity in small spaces.

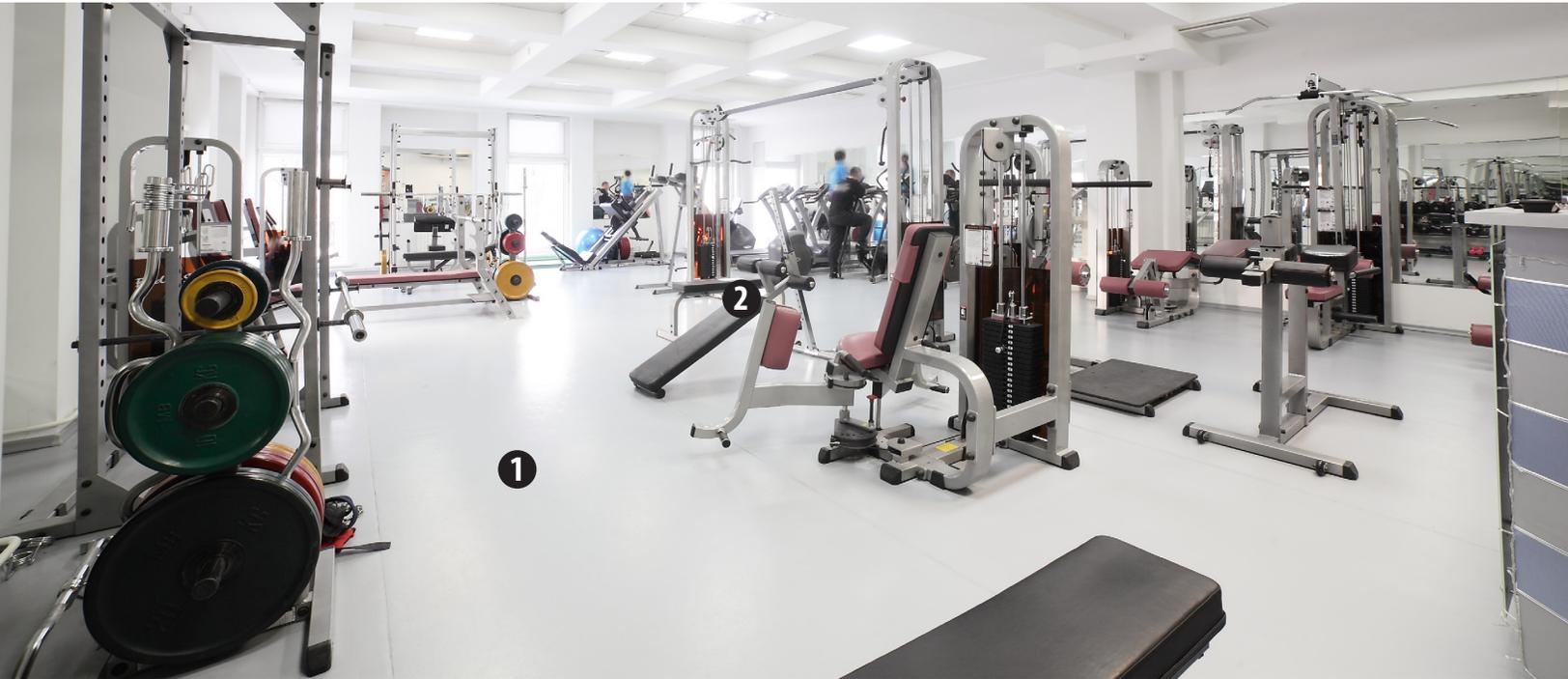
- Height-adjustable handle.
- 11" scrubbing path.

The Dustbane Way

Cleaning a Fitness Centre



Cleaning a fitness centre starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Neutral Detergent: Film Away

A neutral detergent that works on both floors and carpets to remove residue left behind from floor strippers, ice melter and hard water build-up to extend the life of your flooring. Film Away's neutral pH formula is an excellent multitask cleaner that offers superior cleaning power. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:80.
- Available in 4 L.

2



Disinfecting Wipes: Eliminate

Fitness centers can be a dirty place. This area, where many people are sweating on equipment, creates an environment that may as well be a playground for bacteria, viruses and other troublemakers. Having readily available disinfecting wipes to wipe down the equipment after each use will encourage patrons to clean the equipment and maintain the sanitary standards of your facilities. DIN: 02459507.

- Ready-to-use.
- 6" x 7" wipes (180 wipes per container).

3



Disinfectant: UniTab

UniTab is a bleach alternative that offers fitness centres a quick means of sanitizing or disinfecting without leaving behind harsh fumes. UniTab also works as an excellent deodorizer that can combat odours. DIN: 02470381.

- Dilute 2 tablets per 1 L of water for disinfection.
- Dilute 1 tablet per 20 L of water for sanitizing.

The Dustbane Way

Cleaning a Laundry Room



Cleaning a laundry room starts with a simple program. Ask us about a custom program that will meet your individual needs. Here's our baseline recommendation.



1



Multi-Purpose Cleaner: Excelsior

Reduce the amount of products required to clean your laundry room. The use of Excelsior as a general purpose hard surface cleaner will minimize your chemical inventory while providing the cleaning results you strive for. UL ECOLOGO® Certified.

- Dilute in cold water at a rate of 1:64.
- Available in 4 L & 20 L.

2



Hand Soap: Tradition Plus

Washing your hands on a regular basis is essential in reducing the spread of common illnesses. Use with the open top dispenser to reduce the amount of soap dispensed by more than 50%. UL ECOLOGO® Certified.

- Available in 4 L.

3



Disinfectant: UniTab

UniTab is proven effective against a number of different microorganisms that can result in mold spores in damp environments. This compact tablet is perfect in areas that require intense disinfection against bacterial growth. DIN: 02470381.

- Dilute 2 tablets per 1 L of water for disinfection.
- Dilute 1 tablet per 20 L of water for sanitizing.

4



Stain Remover: Oxy D.S.T. RTU

Oxy D.S.T. is a multi-purpose cleaner that removes tough stains in a safe and efficient matter. This peroxide based cleaner works great as a surface cleaner and stain remover for clothing and carpets. UL ECOLOGO® Certified.

- Available in wipes, 750 ml (RTU) & 4 L.

5



Floor Cleaning: Micro-5

Our lightweight, easy to maneuver Micro-5 will wash your floors in difficult to reach areas while enhancing productivity in small spaces.

- Height-adjustable handle
- 11" scrubbing path



Vision

To be a growth company focused on continuously improving customer experience through people, products and processes while making a positive impact on society and the environment.



CUSTOMER INTIMATE

Meet customer expectations.



EXECUTE

Deliver results.



GROWTH

Be a high growth company where staff also grow professionally.



RESPECTFUL & INCLUSIVE

Show all stakeholders respect.
Communicate effectively and listen to learn from others.



MEANING

Positively impact people and the planet.