



CERTIFIED PROFESSIONAL FLOOR CARE SYSTEM



Z 495

Ultra Seal/Finish

For Use On:

Vinyl Tile
Vinyl Asbestos
Asphalt Tile
Linoleum
Rubber Tile
Terrazzo
Quarry Tile

DESCRIPTION

A new generation floor finish formulated with patented polymer technology designed to work with a variety of maintenance methods, equipment, and floors due to its ultra-compatibility and flexibility. The finish provides superior gloss, excellent durability and superior leveling. New chemistry allows the finish to form excellent film even in poor drying conditions. Response is unsurpassed with any type of UHS equipment - propane, battery, or electric.

DIRECTIONS

PREPARATION: If stripping is necessary, use Z-310 stripper and follow directions accordingly. If floor is in good condition and stripping is not necessary, sweep up excess dirt and dust and then clean with a good quality cleaner to remove dirt and oils. Follow with a thorough rinsing and allow drying completely.
FINISHING: Apply 2 or 3 liberal coats of finish using a clean mop. Allow a minimum of 15 minutes drying time or when dry to the touch between coats. Apply additional coats to obtain desired gloss.

BURNISHING: Dust mop or sweep thoroughly. Clean floor with Z-510 neutral floor cleaner diluted according to directions. Burnish using the appropriate ACE pads.

RESTORATION: Dust mop or sweep thoroughly. Dilute Z-410 restorer according to manufacturer directions and apply to floor with clean mop or auto-scrubber. Allow to dry to a haze and buff out with any type of UHS equipment-propane, battery, or cord electric.

RECOATING: Dust mop or sweep thoroughly. Deep scrub using Z-510 neutral floor cleaner diluted according to directions. Apply 1 or 2 liberal coats of finish using a clean mop.

PRODUCT SPECIFICATIONS

Non-volatile solids:	20.0±0.5%	Coverage:	Up to 2000-2500 sq. ft. per gal.
Color:	Milky emulsion	Detergent Resistance:	Excellent
Odor:	Mild	Heel Mark Resistance:	Excellent
pH:	8.0 - 9.0	VOC Content:	0.40 lbs./gal.
Dry/Recoat Time:	45 minutes min.	Storage/Stability:	2 years
Slip Resistance:	0.5 min. by (ASTM-D2047)	Weight per Gallon:	8.62 lbs./gal.
Leveling:	Excellent	Freeze/Thaw Stability:	Keep from freezing
Buffability:	Dry burnish/Spray buff		
Removability:	With instant type strippers		



Providing Unique Solutions and Progressive Processes for the Cleaning Industry since 1930.

Gem Supply
1312 W. Washington St.
Orlando, FL 32805
(800) 422-9886
www.gemsupply.net

SECTION 1-PRODUCT IDENTIFICATION AND SUPPLIER INFORMATION

Product Name: Z-495 Ultra Seal/Finish Generic Name: Ultra Compatible Floor Finish Chemical Family: Acrylic Wax Blend Formula: Proprietary	Supplier's Name: Gem Supply Supplier's Address: 1312 W. Washington St. Orlando, FL 32805 Supplier's Phone #: (407) 849-6163
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SECTION 2-INGREDIENT INFORMATION

CHEMICAL NAME	CAS NO.	WT. %	PEL	TWA-TLV	STEL-TLV
Water	7732-18-5	to 100			
Acrylic Copolymer Dispersion	63744-68-3	45 to 50			
Modified Propylene Copolymer	25722-45-6	0 to 5			
Modified Styrene Acrylic Copolymer	N/A	0 to 5			
Tributoxyethyl Phosphate	78-51-3	0 to 5			
Diethylene Glycol Ethyl Ether	111-90-0	0 to 5			
Preservative	N/A	<0.1			

SECTION 3-PHYSICAL DATA

Boiling Point (°F): 212 F.	Specific Gravity: 1.032
Vapor Pressure: <20mm Hg @ 68 F.	Vapor Density (Air=1): =1
% Volatile: 75+	pH: 8.0 - 9.0
Solubility in Water: Complete	Evaporation Rate (Water=1): <1
Physical Description: Thin milky liquid with characteristic odor.	

SECTION 4-FIRE AND EXPLOSION HAZARD DATA

Flash Point (Method Used): N/A	Lower Explosion Limit: N/A
Upper Explosion Limit: N/A	Extinguishing Media: N/A
Special Firefighting Procedures: Non Flammable	
Unusual Fire and Explosion Hazards: N/A	

SECTION 5-REACTIVITY DATA

Stability: Stable	Hazardous Polymerization: None
Hazards Decomposition Products: Will not occur	Incompatibility (Materials to Avoid): None

SECTION 6-STORAGE AND HANDLING INFORMATION

Keep out of reach of children. For use by trained personnel only. Keep unauthorized personnel away when applying to floor. Keep container closed during storage. For institutional and industrial use only. Avoid contact with eyes, skin and clothing. Avoid breathing of vapors. Use in well-ventilated area.

SECTION 7-HEALTH HAZARDS AND FIRST AID

Effects of Overexposure:
Skin: Prolonged or repeated contact may cause dermatitis.
Eyes: Eye irritant. May cause redness or swelling.
Inhalation: Prolonged exposure may cause dizziness, headache, nausea.
Ingestion: May be irritating to the mouth, throat, and gastrointestinal system. Vomiting and diarrhea expected with large doses.

First Aid Procedures:

Skin: Flush with water. Seek medical attention if irritation persists.
Eyes: Flush with large quantities of water, holding eyelids open. Seek medical attention.
Inhalation: Remove victim to fresh air and monitor. Seek medical attention if symptoms persist.
Ingestion: Dilute with 2 glasses of water. Seek medical attention if symptoms persist.

SECTION 8-SPECIAL PROTECTION INFORMATION

Respiratory Protection: Use in well-ventilated areas only.
Ventilation Requirements: Provide local exhaust to keep TLV of Section 2 ingredients below acceptable limit.
Protective Gloves: Rubber or chemical resistant.
Eye Protection: Safety glasses or chemical splash goggles
Other Protective Equipment: Chemical resistant footwear e.g. rubber boots to protect feet. Long pants to protect legs.

SECTION 9-SPILL OR LEAK PROCEDURES

Steps to be Taken in Case Material is Released or Spilled: Floors will become slippery. Avoid walking in product. Keep unessential personnel away. Mop up or otherwise absorb and hold disposal. Avoid discharge to sewer or open waterways.
Waste Disposal Method: Any method in accordance with local, state and federal laws. Best method is to recycle or reuse for intended purpose. Consult local authorities for disposal in public sewer. Do not dispose of into storm drain, stream, river or to ground. Rinse container thoroughly before discarding in trash.

SECTION 10-REGULATORY INFORMATION

SARA Title III - Section 311/312 -Hazard Categories:	Shipping Information:	HMIS Hazardous Materials Identification System
No - Fire Hazard	FOR CONTAINERS > 1 Gallon : Liquid Floor Wax	Health
No - Sudden Release of Pressure Hazard		Flammability
No - Reactivity Hazard	FOR 1 GALLON CONTAINERS : Liquid Floor Wax	Reactivity
Yes - Immediate (acute) Health Hazard		Personal Protection
No - Delayed (chronic) Health Hazard	FOR CONTAINERS < 1 GALLON : Liquid Floor Wax	

FOR EMERGENCY MEDICAL OR TRANSPORT INFORMATION: CHEM-TEL, Inc. @ 800-255-3924 (24 hours, 7 days per week)

This product contains the following toxic chemical(s) subject to the reporting requirements of section 313 of the Emergency Planning and Community Right-To-Know Act of 1986 and of 40 CFR 372.

CAS#	Chemical Name	Percent by Weight
	None	

This product contains the following chemical(s) which have been established to be either a carcinogen or suspected carcinogen.

CAS#	Chemical Name	Percent by Weight
	None	

SECTION 11-OTHER INFORMATION

This company cannot anticipate all conditions of handling and use of this product. Therefore, this company accepts no responsibility for results obtained by the application of this information, or the safety and suitability of our products either alone or in combination with other products. It is the responsibility of the user to provide a safe workplace, using the health and safety information contained herein as a guide. This company will accept no liability for damages or loss incurred from the improper handling and use of this product.