

**PACIFIC ISLAND VIEW HOA  
MAINTENANCE AND CLEANING GUIDELINES  
FOR DECK SURFACES**

The “Tufflex” overlay system applied to your decks requires only minimal care and maintenance to preserve its appearance and longevity, but some must be done.

Cleaning can usually be accomplished by using a long handled stiff bristle brush with household detergent and water to loosen the dirt, then a forceful hose stream to wash the surface off. In some neglected cases, it may be necessary to use an abrasive cleaner or a solvent such as xylene or M.E.K..

The sooner stains are removed, the easier and more successful will be their removal. The longer stains are unattended to, the more they can penetrate into microscopic pores and become “set”.

Special care should be taken that potted plant and planter box runoff is not allowed to cause deep staining from soil salts, plant foods and fertilizer.

Pet urine should be washed of immediately or it will penetrate the surface, leave a permanent odor and the acid will erode the “Tufflex” surface.

Make sure that patio furniture, both hard plastic and metal, has protective caps where they contact the deck surface. Use coasters or some other method of protection if the original caps are missing. “Tufflex” overlays are tough and flexible, but can be cut by sharp edges or careless physical abuse

The use of Astro-Turf or other outdoor carpets is not advised, since they hold moisture and stains against the surface below for long periods of time, allowing deep penetration and near-impossible removal of the stains.

Physical damage to the deck that affects its waterproof integrity should be immediately brought to the attention of the PIVHOA for repair.

“Tufflex” overlays can have an unlimited longevity if they are given reasonable care and maintenance. For best results the applicator should be contacted at three year intervals for a free inspection, needed repairs, or eventually a renewal of the surface.

**Contact the Pacific Island View HOA if there is an obvious problem.**