

The Evolution of Green Cleaning

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Note: These are not CIMS GB standard requirements and are provided as discussion talking points only.

1. A green contractor should clean their own spaces and corporate offices using green products and processes.
2. A general statement that requires a written inspection program with quantitative measurement goals would be better than referencing a subjective cleaning standard.
3. It would be helpful and useful to require or suggest that reductions in trash generation, water usage, recycling haul out, chemical and paper product usage be monitored, and tracked with graphs or charts, with reduction goals established for each.
4. Continuous quality and process improvement (CQI/CPI) with tracking for validation is needed. You can't manage what you don't measure.
5. We should encourage the use of low moisture cleaning processes such as: foam, encapsulation, dry vapor, bucketless mopping, micro-fibers, etc.
6. Reduce or eliminate the spraying of chemicals, no aerosols.
7. Recommend the use of green pest control products and processes. Focus on sealing the structure and removing conditions that attract pests.
8. Focus on prevention and more frequent and intense cleaning with in 30 ft of entrances, exits and high soil generation and concentration areas.
9. 60% use of green products is a low number. Why not 75% with the goal of increasing usage 2% year up to 94% or more within 10 years.
10. Intergraded cleaning measurement processes should be used where possible to validate the quality of the cleaning service provided.
11. Training requirements should be specific and focus on keeping the contractor mgt team and the customer on the cutting edge of green processes, products and technology. Ongoing out side the system education should be a requirement.
12. Need to develop links to government and industry sites for chat, forums, boards and blogs to gather information and post questions.
13. Staff at all levels should be encouraged to attend conventions, tradeshow, read publications to stay abreast of current and future changes in technology.
14. Implement new team projects to improve the process at each location. Programs should not be allowed to stagnate. Avoid the idea that we met the standard; we don't need to do anything else.
15. Dilution units/systems need a requirement for periodic testing on a quarterly basis (?) to assure that they are measuring accurately.

16. Only three acceptable environmental standards or program are listed, yet there are over 200 worldwide.
17. Don't take a manufacturer's word that a product meets environmental standards. If it's not tested and certified it doesn't meet the standard and not all standards are equal.
18. Possibly "meets or exceeds" language would be better than a specific standard such as Green Seal or CRI
19. A standard should be specific as to how much soil a filter, vacuum or shroud on a floor machine, burnisher or grinder should capture. You don't have much of a standard without a number.
20. Is using propane powered equipment in a building green?
21. Is wet extraction equipment that puts more than ½ gallon of water down the drain per minute considered green. That would be 30 gallons an hour down the drain.
22. There should be a recommendation to, where possible use processes that use less water, no water, less detergent or no detergent. Reduce the amount of water you put in a bucket by ¾.
23. There should be a standard for the air that's blowing out the back of auto scrubbers, extractors and spray and vac units. Is the air filtered and to what degree, HEPA, ULPA or ¼ inch screen.
24. The use of foam products and no touch dispensers should be encouraged.
25. Dispensers that control or are adjustable as to the amount of product dispensed should be used.
26. Processes that encourage or reduce the frequency of floor finishing, stripping and, burnishing should be encouraged. Set and test reduction goals.
27. Move toward the reduction and elimination of paper use in office processes. Monitor and track usage.
28. Use online resources such as Go To Meeting and conference calling. Ask the question: "Do I really need to make the trip?"
29. Reduce gas and vehicle use. Use high mileage, hybrid vehicles where and when possible.
30. Turn off lights and heat when not needed.
31. Practice resource reduction: use of chemicals, number of chemicals, amount and dilution rate of chemicals.
32. Use low moisture processes where possible. Carpet cleaning
33. Use foam systems for soap, and floor care.
34. Use systems that eliminate the need for chemicals and harsh processes. Stripping, (Boost, Echo, Activeion)

35. Use recycled materials where possible, paper, and plastic. (Green Seal Certified)
36. Reduce and eliminate the use of plastic liners where possible.
37. Search out the best products for each task. Green floor care, Carpet cleaning, disinfectants, hand soap. Use bio and natural based products where possible.
38. Develop an internal sustainability committee to guide the company's effort.
39. Link six sigma projects to CIMS tracking and ?
40. Recognize buildings and individuals who get specialist training and meet green building goals. Building plaque, shoulder patch, pocket or badge tag/insignia, etc.

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