Problem: The maintenance costs to refinish the VCT being used in residence halls is costing the university too much money, so when the Parkview Residence Hall was built, Florida International University was in the market for a durable, easy to maintain floor that wouldn’t need refinishing.

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We tested four different products in a 60 square foot area outside the elevators to see what held up the best. We ended up going with Karndean for a few reasons—the thicker wear layer made Karndean hold up extremely well, the design and colors were very attractive, and for a glue down product it was still easy to replace a plank.

John Tallon, Assistant Director of Housing Facilities

Solution: Van Gogh VGW53T Wellington Oak & Van Gogh VGW54T Christchurch Oak
Parkview Hall is a new, six story residence facility on the campus of Florida International University (FIU) in Miami. Parkview Hall is home to over 600 undergraduate students each year and features 180 bedroom units, most of which are four bedroom suites that contain two bathrooms, a galley kitchen and a living area, as well as multiple study lounges and meeting rooms.

When it was time to select flooring for this new residence hall, John Tallon, Assistant Director of Housing Facilities, knew from his experience with other residence halls on campus that the flooring product selected had to be sustainable, making the long term maintenance costs a key priority. In other residence halls on campus, the VCT material is costing the university approximately $100,000 a year in maintenance to care for. With all of this in mind, FIU asked their flooring contractor, Resource 4 Floors, to bring in samples that would meet their expectations for this new space. After six months of testing multiple suppliers, Tallon and his team selected two colors in Karndean Designflooring’s Van Gogh range—VGW53T Wellington Oak and VGW54T Christchurch Oak.

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Described by Tallon as a “high abuse, low traffic” area, many challenges exist to floor maintenance in a residence facility where for the majority of the year, students are responsible for their own cleaning and maintenance of the floor. Because of the varying degrees of cleanliness amongst residents and damage that may be inflicted, the repairing and replacement of individual planks and the ease of cleaning were key advantages to selecting Karndean.

Students are expected to move in to the Parkview Residence Hall for the Fall 2013 school year, and Tallon says if his expectations are met like he thinks they will be, he would love to replace the VCT in all residence halls with Karndean Designflooring.