



Sporicidin Disinfectant Solution Frequently Asked Questions

Sporicidin is non-corrosive, non-abrasive, non-staining, non-flammable and is recommended for use on plastic, vinyl, latex (rubber), metals, glass, wood, and porcelain products. It is FDA 510(k) cleared for disinfecting and cleaning medical devices.

Unlike some other disinfectants with certain ingredients (alcohols, hypochlorites, ammonium chlorides, aldehydes and iodophors) that can cause harm to such surfaces, Sporicidin is less toxic and less likely to put the users at risk of chemical exposure.

WHAT SPAYER AND OR FOGGER DO YOU RECOMMEND FOR APPLYING SPORICIDIN DISINFECTANT?

Any Ultra Low Volume (ULV) wet fogger. For example: AA&W – ULV foggers.

We don't recommend using Sporicidin Disinfectant in thermal foggers (dry mist) due to these foggers use high heat to generate a "steam" fog that can evaporate quickly and not provide adequate surface wetting to be effective at killing microbial organisms. Thermal foggers are great for deodorization applications and for killing insects that have infested plants. Microbes are much harder to kill than most insects and generally require the surface to remain wet for several minutes (10-20 minutes) to allow penetration of the product into the cellular membranes of viruses, fungi and bacteria.

WHAT IS YOUR BEST MOLD KILLING CHEMICAL?

Sporicidin Disinfectant – 4 gallons per case – Cat. Number RE-1284C

IF APPLIED AS A FOG IN A HOUSE - WILL IT DAMAGE FURNITURE, WALLCOVERINGS, FABRICS OR ELECTRONICS?

Typically, it can be used on wood, painted walls, vinyl wall coverings and most any surface or materials that can be safely cleaned with water. We have carpet cleaning, deodorizing & decontamination claims on our label and we recommend that it be applied as you would a pre-spray, followed with hot water extraction and rapid drying. The same applies to fabrics - extract and rapid drying. Always do a color test for fabrics, upholstery and carpeting before applying. Wool, silk and Oriental rugs should be cleaned by companies specializing in restoring such items. I would suggest removing electronics and having them cleaned in an ultrasonic system rather than risk shorting out a power board that wasn't dried thoroughly.

IS IT VISIBLE OR NOTICEABLE IN ANY WAY AFTER APPLICATION?

Sporicidin Disinfectant Solutions, Sprays and Towelettes do leave a microscopic film on the treated surfaces. In most cases, except on glass, mirrors and highly polished surfaces or finishes, it is unnoticeable to the eye.



IS THERE ANY SMELL TO IT THE NEXT DAY? AFTER 3 DAYS?

Phenol, the active ingredient in Sporidicin products, has a distinct hospital or dental office smell. We use the same pharmaceutical active ingredient used in Chloraseptic and Equate brands Sore Throat Sprays and Sore Throat Gargles. We mask the hospital smell with a Citrus fragrance. Usually, when applied to hard surfaces, the smell is gone in a day or two. However, absorbent materials tend to cause the smell to linger a bit longer.

WILL IT HARM APPLICATOR'S SKIN?

As mentioned earlier, Sporidicin contains a pharmaceutical-grade ingredient (phenol) and based on EPA required toxicity tests and studies, Sporidicin has been assigned the lowest Toxicity Rating allowed by the EPA - Category IV Very Low Toxicity. In normal applications, with normal building ventilation, the PPE needed is splash goggles to prevent getting Sporidicin accidentally splashed into the eyes, which only causes moderate eye irritation due to the cleaning surfactants found in Sporidicin. I recommend that rubber gloves always be used be on the safe side. If fogging a room and remaining in the room while do so, you should and are required by OSHA to wear a respirator if the aerosolized particles exceed 5ppm. That OSHA requirement also applies if misting it in confined spaces with little or no ventilation. That OSHA requirement is not due to any physical hazards posed by the product, but rather due to lack of sufficient oxygen being breathed in due to the suspended particles or droplets in the air.

CAN I DILUTE IT OR USE IT STRAIGHT FOR FOGGING?

You can use it straight for fogging.

SHOULD I JUST USE IT STRAIGHT OR CAN I DILUTE IT AND STILL HAVE IT AS EFFECTIVE? IF YES, HOW MUCH CAN I DILUTE? HOW MUCH WOULD YOU DILUTE IT?

Sporidicin submitted all EPA/FDA test data based on full strength application, therefore anytime you use it for any disinfecting application it must be used undiluted. There are some that dilute it for deodorization or general cleaning, but they are not trying to kill germs, mold, bacteria or viruses. Sporidicin works best when used right out of the bottle.

You can use Sporidicin Enzymatic Cleaner – Cat. Number – ENZ -1284 (Use to pre-treat molded walls), then use RE 1284C or PS 2212- (Pump Spray) to kill the mold, this way you will save on the Disinfectant.

DO I NEED TO DO ANY SCRUBBING OR PHYSICAL ACTION AT ALL OR JUST APPLY IT? /Enzymatic Cleaner/

Our Enzymatic Cleaner is dual-enzyme product that contains one enzyme for protien-based matter and another for plant-based matter. It is super concentrated and makes 128 gallons of ready-to-use solution for normal cleaning, or can be diluted 2 oz. per gallon (makes 64 gallons) for heavily soiled cleaning. This is a fast-acting cleaner that, depending on the type and amount of matter to be cleaned, goes to work in as little as 2 minutes. As you know, most mold standards state that if a mold contaminated material can be completely cleaned to remove the vegetative mold, and then do so,



otherwise the materials should be repaired or replaced. In many cases, I've heard where a remediation company ends up using a "cocktail" of chemical products and cleaners (including bleach) in an effort to clean the surfaces of mold. Often times, they unknowingly add products together that simply negate each others intended cleaning/disinfecting abilities, resulting in an ineffective concoction that doesn't work. The low-sudsing surfactants and proprietary enzyme blend in this product starts to dissolve and loosen the mold and other contaminants from the treated surface right away, making it easier to facilitate the removal from the surfaces. Some other enzyme products that rely upon active bacterial cultures to produce the enzymes that takes a couple of hours to form. This product can be used in ultrasonic cleaning machines, commercial washers, and is great for removing stains and odors from most fibers. Keep in mind that this product is not a disinfectant -- it is a cleaner and has the same pH (7.5) as our other Sporocidin products and is a great pre-cleaner for almost any restoration application.

ALSO, WHEN I HAVE A HOME TO DEMOLD THAT HAS NO VISIBLE MOLD, ONLY A BAD MOLD SMELL, WHAT DO YOU RECOMMEND?

Generally, that moldy smell is coming from mold somewhere in the structure -- chances are it's hidden in a wall cavity, between layers of underlayment or in a crawlspace/attic area. It can be growing behind vinyl wallpaper that doesn't show any discoloration or in the HVAC duct system. If it's there, hidden somewhere, and must be found, treated and removed. Now, if by some strange coincidence that no mold can be found, it could be possible that mold vanished on it's own without leaving any visible evidence and during that time the active mold may have produced enough airborne toxins and metabolites (the stuff that gives off the offensive musty odors) that the smell permeated into the porous materials with the structure. In that case, you would want to HEPA vacuum all interior surfaces, followed by sealing off each room and fogging with Sporocidin Disinfectant Solution, leaving the rooms and house sealed for a couple of days to allow the Sporocidin vapors to reach every nook and cranny to try to deactivate the odors.

HOW LONG WILL IT KEEP MOLD FROM REGROWING IN THE AVERAGE HOME?

For up to six months.

DO YOU HAVE ANY STUDIES I CAN USE TO SHOW PROSPECTS?

We have a copy of comparative study that summarizes the residual fungicidal capabilities of Sporocidin. We allow you to make copies for your files. Basically, the study proved that Sporocidin kills mold spores and stops them from germinating when they come in contact with materials treated with Sporocidin Disinfectant. In the University of Maryland study, drywall samples were treated with Sporocidin and exposed to concentrations of *Stachybotrys chartarum*, *Chaetomium globosum* and *Aspergillus Niger* mold spores, in controlled test chambers setup to mimic conditions found in a flooded environment. After 4 months, the Sporocidin treated samples were still preventing the spores from germinating into vegetative mold. At the same time, they duplicated the tests using a 10% bleach and water solution. One each of the various bleach samples, subjected to each species of mold, the mold starting growing within a week due to bleach leaving no residual properties. The study also showed that Sporocidin was not only effective at killing mold and its spores, but was effective at reducing the mycotoxins released into the air by *Stachybotrys chartarum*. The study was the basis for the EPA allowing us to make mold kill claims on our label -- unlike most other



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competitor products which only claim to inhibit the growth of mold through repeat applications as the growth reappears!

I say this, not because I work for Sporidicin, but because I truly believe this is the best mold product on the market. If I didn't, I would have never left my job as Director of Product Control for Servpro Industries to help this company make a name for itself in the restoration industry. At Servpro corporate, my chemist and I reviewed and tested the effectiveness of this product, comparing it against Microban, Milgo and a couple of others. Hands down, we chose Sporidicin as the best possible product for our 1200 franchises to use for their mold work. But its uses didn't stop at mold work -- they use it for all their water damage, sewage clean up, trauma/crime scene clean up, air duct cleaning, and just about everything else that requires a specialty product (bird/bat droppings, dead animal carcass removals, etc). My suggestion is to kill, clean and disinfect with Sporidicin, then encapsulate the mold-prone materials with an antifungal coating or sealer.

CAN SPORICIDIN SOLUTION BE USED TO CLEAN LOCKER ROOMS?

Yes, it can be fogged into locker rooms, shower stalls and etc to kill and prevent a host of pathogenic and odor-causing organisms, including Athlete's Foot, nail fungus infections and ringworm (all of which are caused by a fungal species known as Dermatophytes).

Sporidicin can be used to clean and disinfect wrestling mats to prevent the spread of ringworm during use, as well as it is fully compliant with OSHA's Bloodborne Pathogens Standards making it perfect for cleaning up blood and bodily fluids that might contain pathogenic organisms (HIV, Avian Flu, SARS, Corona virus etc).

Sporidicin can be used on fabrics such as jerseys and uniforms to decontaminate them after a blood-letting. However, blood stains are rather difficult to get out and I suggest they be treated and cleaned with our Enzymatic Cleaner, instead of Disinfectant Solution.