

Home Maintenance Checklist
Charles Lancaster
3-15-07

Wow, haven't the last few day's been great. It feels like the middle of spring, and the urge to plant something is in the air. Well it is still March and it has just started to rain so let's look at some other task we need to remember to do each Spring and Fall. These are task that seem to be forgotten some years or put off for a rainy day. Well like I said it is raining so let's take a look.

The task I'm referring to are checking things around the house. The following Home Maintenance Checklist will help as a guide.

Crawl Space and Basement:

- Look for signs of mold or water and if found, eliminate the source. **S & F**
- Examine for insect and rodent activity. Seal as needed to keep out rodents, and treat for insect infestations. **S & F**

Exterior:

- inspect the brickwork and repair bricks and mortar as needed. **S**
- Check the siding and trim for loose pieces or chipped and peeling paint, Repaint and repair as needed. **S**
- Replace decaying or damaged trim around windows and doors. **S**
- Inspect around the exterior of the house and all wood framing for the presence of termites and treat if needed. **F**

Windows & Walls:

- Check weather stripping and caulking around windows and doors. Replace or repair as needed. **S & F**
- Repair cracked or broken windows. **S & F**
- Install screens on windows and doors. **S**
- Replace screens with storm windows and doors. **F**
- Inspect the interior walls and floors for termites. **S & F**

Roof:

- Clean gutters and downspouts. **S & F**
- Inspect downspouts and gutters to make sure they are securely fastened to the house and direct water away from the foundation. **F**
- Check flashing to make sure it is fastened securely and repair as needed. **S & F**
- Replace loose or missing roof shingles. **S & F**
- Check the attic for signs of leaks and repair as needed. **S**
- Add additional insulation to attic to lower heating and cooling bills. **S & F**
- Inspect chimney for signs of damage and repair as needed. **F**
- Trim branches off trees that overhang the house. **F**

Appliances:

- Dust or vacuum refrigerator and freezer coils. **S**
- Check seals on refrigerator and freezer doors. **S**
- Thoroughly clean dryer vent. **F**
- Remove and clean the vent on the range hood. **F**

Plumbing:

- Repair leaky faucets. **S & F**
- Check garden hoses and repair leaks. **S**
- Drain and store garden hoses. **F**
- Test water supply to insure a safe supply of drinking water. **S**
- Inspect septic tank and pump if needed. **F**
- Drain hot water heater, and remove any sediment in the bottom of the tank. **F**
- Insulate water heater if not already insulated. **F**

Electrical:

- Check outdoor receptacles to make sure they are in safe and working condition. **S**
- Check circuit breakers or fuse box and label switches as needed. **F**

Heating and Cooling Systems:

- Dust off ceiling fan blades and run the fan counterclockwise in the summer and clockwise in the winter. **S & F**
- Replace air filters in spring, fall, winter and spring.
- Hire a professional to inspect the heating and cooling system. **S & F**
- Cover or remove window air-conditioning units and seal openings. **F**
- Inspect ductwork and vents and clean if needed. **F**
- Check fireplace damper and clean chimney if needed. **F**

Safety:

- Change batteries in the smoke and carbon monoxide detectors. **S & F**
- Review your home evacuation plan and make sure escape ladders are available and working and everyone in the household knows what to do in the event of a fire, tornado, ect. **S & F**

I hope you will find this check list helpful in keeping your home in top condition and you family as safe as possible.