



HOME MAINTENANCE TIPS

JANUARY

- Mark your calendar to track scheduled product maintenance and service.
- Fix squeaks in floors and stairs.
- Inventory everything in your house (photograph or videotape) for insurance.
- Change furnace filter and humidifier element.
- Change water filters and service water softeners.
- Push the “test” then “reset” buttons on electric outlets (GFCI). Replace if they don’t reset.

FEBRUARY

- Clean sink drain traps and pop-up drain plugs.
- Fix grout and caulk around tubs, sinks, showers. Clean stained caulk with trisodium phosphate.
- Reduce musty closet odors by washing walls with diluted chlorine bleach. If caused by moisture, find the source and correct it.
- Maintain drawers and doors. Clean, adjust and lubricate glides, latches and hinges.
- Check security and home automation systems. Check and/or replace back up batteries.
- Seal wood decks, concrete driveways and patios.

MARCH

- Set clocks forward 1 hour for Daylight Savings Time (2nd Sunday in March).
- Clean the garage. Dispose of paint thinners, household cleaners and pesticides properly.
- Clean inside of refrigerator with mild detergent.
- Test sump pump (life span 7 years). After heavy rain, check basement walls for moisture.
- Service lawn equipment (change oil, sharpen blades)
- Clean gutters, downspouts, window wells and basement stairs for debris-free drainage.
- Inspect the condition of your deck.

APRIL

- Replace batteries in smoke and carbon monoxide detectors and garage door openers.
- Change furnace filter and humidifier element.
- Clean window, door, vent screens. Repair tears.
- Inspect and clean BBQ grills.
- Inspect garden hoses for leaks. Keep outdoor spigots disconnected until frost passes.
- Caulk air gaps around windows and doors.
- Check air-conditioning systems. Change filters.
- Inspect/repair washing machine and water supply hoses. Hoses typically last 4 years.
- Recharge fire extinguishers with expired dates.
- Clean garbage disposal with baking soda/vinegar. Change water filters and service water softeners.
- Fertilize lawn and plants. Seed and mulch.
- During heavy rain, look for ponding by exterior walls that could cause interior water damage.

MAY

- Rotate ceiling fans counter clockwise (as seen from floor) for cooling effect.
- Dust ceiling fan blades and bath fan grills.
- Check and lubricate overhead garage doors. Change batteries in remote keypad.
- Wash windows, inside and out.
- Service central air-conditioning unit. Maintain and clean condenser fins.
- Remove mineral deposits from faucet aerator screens and shower heads by soaking parts in white vinegar and scrubbing clean.
- Clean swimming pools, liners and filters.
- Service fountains and lawn irrigation systems, and have anti-backflow devices inspected.
- Check roof, flashing and chimney caps for leaks.
- Coat metal patio furniture with auto polish.
- Trim trees and shrubs after blooming.

JUNE

- Clean and seal wood decks.
- Wash siding, brick, gutters, driveways, walks.
- Seal patios and driveway as recommended.
- Check windows and storm windows for proper operation. Caulk gaps around window and doors.
- Clean lint from the clothes dryer vent system.
- Check operation of attic fans, vent fans, external dampers and roof-mounted turbine vents.
- Prune trees/shrubs away from siding and roof.
- Set thermostats/ductwork dampers for summer.

JULY

- Inspect exterior walls for peeling paint, masonry for cracked mortar and siding for air gaps.
- Set automatic light timers and motion-detector systems, especially prior to vacation.
- Change or clean furnace filters.
- Change water filters and service water softeners.
- Inspect foundation walls for signs of termites. Contact exterminator if needed.

AUGUST

- Clean refrigerator condenser coils.
- Repair leaky faucets.
- Check water heater for signs of leaks. Flush sediment out per manufacturer's instructions.
- Clean kitchen range hood and filters.
- Patch or repair driveway holes and cracks.
- Repair minor brick and mortar cracks.

SEPTEMBER

- Paint interior rooms and shampoo carpets while it's still warm enough to leave windows open.
- Service furnace, heaters, water heater, gas logs and have flues cleaned.
- Clean and vacuum dust from vents, baseboard heaters and cold-air returns.
- Winterize swimming pools, fountains and lawn irrigation systems.
- Repair deteriorating storm windows.
- Clean wood stoves and barbecues.
- Change water filters and service water softeners.
- Check and maintain outdoor electrical fixtures.

OCTOBER

- Test smoke detectors and carbon monoxide detectors. Replace batteries.
- Disconnect hoses from outside spigots. Move paints and liquid materials from garage/sheds inside, away from gas furnaces and water heaters.
- Winterize lawn, plants and shrubs. Seed, mulch and collect leaves.
- Winterize lawn equipment and put fuel stabilizer in power equipment.
- Repair door and window weather-stripping.
- Set thermostats and ductwork dampers for winter.
- Insulate exterior water pipes.
- Keep gutters and downspouts free of leaves.
- Clean outside window wells and basement stairs for clear drainage through falling leaf season.
- Maintain your emergency power generator.

NOVEMBER

- Daylight Savings Time ends. Set clocks back one hour 1st Sunday of November.
- Rotate ceiling fans clockwise (as seen from floor) to move warm air throughout the house.
- Replenish fire wood and check chimney, furnace and water heater flues.
- Prepare snow blower and winter-care tools.
- Winterize automobiles.
- Service and lubricate overhead garage doors.
- Use car wax or WD40 on bottom of garage door to prevent sticking to freezing floor.
- Clean dishwasher, trash compactor and countertop appliances.
- Recharge or replace expired fire extinguishers.
- Inspect outdoor fixtures and outlets for weather damage and replace bulbs.

DECEMBER

- Purchase calcium, magnesium or potassium chloride for ice melting. Avoid salt on concrete.
- Inspect/repair inside bathroom vanities and kitchen sink cabinets for moisture and leaks. Inspect pipes for condensation or slow drips.
- Test and discard faulty electrical holiday decorations.
- Keep steps and handrails clear during winter.
- Insulate pipes that are susceptible to freezing.