

SPRING

Home Maintenance Checklist

APRIL
2019



It's that time again. Just in case you forgot, here's a list of things you should check every spring to avoid problems later on. Home insurance generally does not cover issues that are considered maintenance, wear & tear or are related to improper drainage. An ounce of prevention is worth a pound of cure.

INSPECT YOUR ROOF

Check shingles to see if any are lost or damaged. Check flashing seals around plumbing vents, chimneys and skylights for damage or leaks.

PROBE YOUR TRIM & TOUCH UP PAINT

Use a screwdriver to probe the wood trim around windows, doors, railings and decks to check for dry-rot or water damage. Seal and paint any exposed areas that don't need repair.

CLEAN YOUR GUTTERS

Check for loose or leaking gutters. Improper drainage can lead to home and foundation damage. Downspouts should drain away from the foundation and remain clear of debris.

USE COMPACTED SOIL

Low areas in the yard or next to the foundation should be filled with compacted soil. Water pooling around the foundation of your home can cause damage and creates a breeding ground for insects.

CLEAN YOUR CHIMNEY

Examine the exterior of the chimney for signs of damage. Have the flue cleaned and inspected by a certified chimney sweep.

CHECK YOUR FOUNDATION & SEAL CRACKS

Inspect concrete patios, driveways and slabs for signs of cracks or movement. All exterior slabs except pool decks should drain away from the home's foundation. Fill cracks with a concrete crack filler or silicone caulk.

MOVE YOUR FIREWOOD

Remove firewood stored near your house where rodents and insects can nest. Firewood should be stored at least 18 inches off the ground at least 2 feet from your home.

TEST YOUR FAUCETS

Check outside hose faucets for freeze damage. Turn the water on and place your thumb or finger over the opening. If you can stop the flow of water, it's possible the pipe inside the home is damaged and may need to be replaced.

CLEAN YOUR DRYER VENT

Not all lint gets caught in the lint trap. Some makes its way into the dryer vent, where it can cause a house fire. A clean vent will also save you money by reducing drying time.

CHECK YOUR HOSES

Damaged or loose washing machine or dishwasher hoses under pressure can cause major damage in a short period of time. Check hose connections and look for cracks. Don't forget your refrigerator water lines as well.

VACUUM REFRIGERATOR COILS

The coils on your frig conduct heat out, but when they're covered in dust they're less efficient, making your refrigerator work harder and making a higher electricity bill for you.

CLEAR & PRUNE VEGETATION

Trim back plants and trees brushing against the house. This can cause damage to your home, as well as provide the perfect highway for insects.

DRAIN YOUR WATER HEATER

Inspect your water heater for leaks. Sediment can also build up in your water heater tank. Draining it can prolong its life.

****Always consult or hire a professional for home repairs & maintenance when in doubt.**



PEAK

The Power of Choice!

PEAK INSURANCE—2740 NORTHERN BLVD NE—RIO RANCHO NM 87124 —505-994-9494—PEAKNM.COM