SOUTH RIVER

Yearly Home Maintenance Checklist

This checklist outlines the key maintenance tasks you should complete throughout the year to keep your home looking and performing its best.

JANUARY

- [ ] Clean or replace furnace filter
- [ ] Check furnace fan belt for wear or looseness
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Check and clean exhaust fans
- [ ] Inspect water heater for leaks
- [ ] Clean humidifier and check for condensation and proper humidity levels
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Remove snow and ice from roof overhang/vents
- [ ] Test smoke alarms and carbon monoxide detectors

FEBRUARY

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check and ensure air intakes and exhausts are clear of snow
- [ ] Remove snow and ice from roof overhang/vents
- [ ] Test smoke alarms and carbon monoxide detectors

MARCH

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Clean humidifier and check for condensation and proper humidity levels
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check air ducts, remove covers and vacuum dust from vents
- [ ] Check sump pump (if installed) for discharge
- [ ] Check attic, basement and crawl spaces for leaks or moisture
- [ ] Remove snow and ice from roof overhang/vents
- [ ] Test smoke alarms and carbon monoxide detectors

APRIL

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Inspect water heater for leaks
- [ ] Clean humidifier and check for condensation and proper humidity levels
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check attic, basement and crawl spaces for leaks or moisture
- [ ] Turn on exterior water supply (if applicable)
- [ ] Check eavestroughs and downspouts for debris
- [ ] Check roof for loose or cracked shingles
- [ ] Check driveways and walks for frost damage
- [ ] Plan landscaping to avoid soil settlement and water ponding (if applicable)
- [ ] Test smoke alarms and carbon monoxide detectors

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MAY

- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check windows and screens are operating properly
- [ ] Test septic system and clean if necessary
- [ ] Check caulking around windows and doors for air or water leaks
- [ ] Lubricate weatherstripping
- [ ] Check exterior finishes for signs of deterioration (peeling paint, loose siding, cracks)
- [ ] Test smoke alarms and carbon monoxide detectors

JUNE

- [ ] Inspect water heater for leaks
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check air conditioning to see if properly functioning
- [ ] Test septic system and clean if necessary
- [ ] Check sealing around windows and doors for air or water leaks
- [ ] Check condition of roof shingles, flashing and chimney caps are sealed properly
- [ ] Check garage and garage door tracks for deterioration and lubricate bearings
- [ ] Check sheds for wear and tear or damages (if applicable)
- [ ] Fertilize lawn (if applicable)
- [ ] Test smoke alarms and carbon monoxide detectors

JULY

- [ ] Inspect water heater for leaks
- [ ] Check and clean exhaust fans
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Clean air conditioner
- [ ] Air out damp basements on dry, sunny days
- [ ] Test smoke alarms and carbon monoxide detectors

AUGUST

- [ ] Clean or replace air conditioner filter
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Inspect doors and locks for proper closure and locking
- [ ] Air out damp basements on dry, sunny days
- [ ] Inspect driveways and walks for chipping or cracks
- [ ] Test smoke alarms and carbon monoxide detectors

SEPTEMBER

- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check attic, basement and crawl spaces for leaks or moisture
- [ ] Have humidifier, furnace and (heat recovery ventilator) HRV serviced
- [ ] Clean and test clothes dryer vent
- [ ] Inspect fireplace and chimney dampers, clean if necessary
- [ ] Check caulking around windows and doors for air and water leaks
- [ ] Check exterior finishes for signs of deterioration (peeling paint, loose siding, cracks)
- [ ] Check garage door tracks and lubricate bearings
- [ ] Fertilize lawn (if applicable)
- [ ] Test smoke alarms and carbon monoxide detectors

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OCTOBER

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Clean water heater
- [ ] Test septic system and clean if necessary
- [ ] Clean humidifier and check for condensation and proper humidity levels
- [ ] Check sealing around windows and doors for air and water leaks
- [ ] Check windows and screens for cracks or separations
- [ ] Check weather stripping for damage or wear
- [ ] Check roof including shingles and flashing and ensure vents are sealed properly
- [ ] Check eavestroughs and downspouts for debris
- [ ] Drain exterior water lines (if applicable)
- [ ] Shut off exterior water supply (if applicable)
- [ ] Winterize landscaping and remove leaves (if applicable)
- [ ] Test smoke alarms and carbon monoxide detectors

NOVEMBER

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Inspect floor drains to ensure trap is filled with water
- [ ] Check for condensation and humidity
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check attic, basement and crawl spaces for leaks or moisture
- [ ] Test smoke alarms and carbon monoxide detectors

DECEMBER

- [ ] Clean or replace furnace filter
- [ ] Check and clean the heat recovery ventilator (HRV) and wash or replace the filter
- [ ] Check for condensation and proper humidity levels
- [ ] Check and reset ground fault circuit interrupter (GFCI)
- [ ] Check and clean air ducts for debris (if applicable)
- [ ] Check for excessive snow on roof and arrange for removal if necessary
- [ ] Test smoke alarms and carbon monoxide detectors

GRANITE HOMES