

# - WINTER CHECKLIST for HOME OWNERS -

Autumn is prime time for taking time to satisfy some preventive maintenance needs for all investments prior to Winter's arrival. Such maintenance will deter an increase in time, energy, and expense as your home appreciates.

Below are a few suggestions via BPM HOME WATCH.

## EXTERIOR SUGGESTIONS...

Remove accumulated leaves & debris from ditch lines & perimeter  
Purge gutters, down spouts, & drain lines  
Survey for diseased trees that need pruned or topped / remove all dead limbs from drive/parking/recreation areas  
Cover HVAC condenser unit if not in use  
Insulate exposed pipes  
Close crawlspace vents  
Pressure Wash & Water Seal spray for exposed decking  
Cover or stow all grills & patio furniture, remove hose bibs  
Flush hot tubs / antifreeze lines or maintain minimal economic setting

## INTERIOR SUGGESTIONS...

Vacuum condenser coils from behind / beneath / in front of refrigerator & freezers  
Clean / inspect HVAC furnace & filters  
Change whole-house water filter  
Change batteries in all smoke /carbon monoxide detectors  
Clean gas log set orifice to ensure proper flame performance  
Chimney sweep flue if wood-burning fireplace unit & close damper  
De-stench sink disposal & drain with ice & baking soda  
Survey doors / windows / thresholds for air seepage or weather stripping needs

## LANDSCAPE SUGGESTIONS...

Herbicide all broad-leaf weeds  
Prune trees/shrubs  
Test PH of soils, add Lime if required  
De-thatch or aerate lawn  
Increase bedding mulch  
Final deep watering for large trees/shrubs before 1<sup>st</sup> freeze

***Call direct for current whole-house Winterization Rates***

***BPM HOME WATCH***