



Spring Maintenance Checklist

- 01. Winter Damage Inspection.** Start at the top of your home looking for any roof damage including loose or missing shingles. Next up is damaged siding or trim, gutter and downspout damage, cracks in sidewalks or driveway, and even chimney tilt.
- 02. Home Foundation Inspection.** Examine your home's foundation for any cracks, bulges, or gaps between the soil and the foundation walls where water can pool. Winter weather can not only cause cracking but ice buildup can expand any existing cracks.
- 03. Foundation Landscaping.** Check that shrubs and trees along with any root growth are cut back well away from the foundation. The overall slope of the landscape is also important to prevent the pooling of water while routing it well away from the foundation.
- 04. Yard Cleanup.** Now's the time to remove broken tree limbs, leaves, and dead flowers or plants. Mowing and edging for that first time can really spruce up things. Adding new mulch can also make a big difference.
- 05. Lawn Seeding.** This is the perfect time to seed bare spots to allow the new grass to establish itself before summer heat and rainstorms. Make sure you pick the right seed for your lawn, the amount of shade, and match the existing grass.
- 06. Tree and Shrub Pruning.** Spring is the best time to cut back excess growth along with any dead branches and limbs. Make sure you cut them back from your home to allow airflow and sunshine to help reduce the risk of mold and mildew growth. It's also a good idea to remove any tree branches that overhang your roof.
- 07. Gutter and Downspout Cleaning.** Properly functioning gutters and downspouts are absolutely essential to prevent rainwater from pouring onto your foundation. Spring and fall are good times to clear out the leaves and remove any obstructions in the downspouts.
- 08. Outdoor Drainage Clearing.** Leaves can clog your rainwater drainage system. Make sure you clear storm drains and downspout extensions. Wash out the pipes with a garden hose and get them ready to handle the rain.



- **09. Irrigation System Testing.** Turn on your irrigation system and walk each sprinkler zone to make sure it's working and identify the pipes and sprinkler heads that need to be repaired.
- **10. Outdoor Plumbing Check.** Outdoor faucets can freeze and crack during the winter. Spring is the time to test them and repair them if needed. Heat pumps and AC units can also be damaged during the winter as well as pool equipment.
- **11. Screen Door and Window Repair.** Inspect the screens and replace those that are badly damaged. For small holes, you can find repair kits at a hardware store.
- **12. Pest Damage Review.** Look for damage at roof level from birds, squirrels, and flying insects. At ground level watch for ants, termites, and even burrowing animals. Seal up cracks and holes that you find to prevent entry.
- **13. Deck and Siding Power Wash.** Use a pressure washer set to the right flow for the particular wood or siding to clean all this off. It will give you a nice, clean start to the summer.
- **14. Fence and Deck Sealing.** After you've cleaned the deck and repaired any damage you find, it's a good time to stain and seal the wood. Do this at least every other year to maintain the wood and protect it from heat, humidity, and rainstorms.
- **15. HVAC System Service Scheduling.** Make this a regular scheduled service in early spring and add a fall scheduled service as well for setting up the furnace for winter.
- **16. Summer Projects Listing.** Collect your home improvement list, add in the springtime maintenance items you identified in the checklist, then prioritize them for scheduling throughout the summer.

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