



5 Yr ANNUAL HOME MAINTENANCE PLAN/RECORD-
 _____ First Nation

2017

2018

2019

2020

2021

What	Who (contractor)	When	2017	2018	2019	2020	2021
θ Clean gutters; make sure they are flowing properly.		Early Fall					
θ Inspect roof for damaged shingles.		October					
θ Check and replace any bad caulking around windows, doors, siding joints, or anywhere else needed.		Spring inspections					
θ inspect windows for mould/breaks and repair as needed.		Spring inspections					
θ Clean windows and their frames when installing screens. Wash and repair screens at this time.		Spring					
θ Trim trees, bushes, and shrubs. Inspect for dangerous trees.		Late Fall					
θ Inspect house for peeling paint, broken siding		Spring Inspections					
θ If the house or garage doesn't need paint, pressure wash exterior off at least once.							
θ Look for visible signs of carpenter ants, termites, or any other destructive insects.							
θ Check all flat roofs, and recoat or seal as needed, especially flashing.							
θ Check for mortar that needs repair (including chimney mortar and inside fireplace,) and tuckpoint or repair as needed.		Fall					
θ Check concrete drive, sidewalks, patios, and		Fall					

landings for condition and level; patch cracks, level, and/or replace, as needed.							
∅ Clean carpets and wax tile and hardwood floors.		Move out					
∅ Check weather stripping on all doors and windows, and repair as needed.		Bi-Annual inspections-Fall					
∅ Check all areas that need to be caulked, and repair as needed.							
∅ Make sure all garage floor or driveway drains are flowing properly.							
∅ Clean and reseal decks, fences, or other structures made of pressure-treated wood.		Fall inspections					
∅ Have furnace checked or tuned up, and change filter;		Late summer					
∅ Have chimney cleaned (yearly, if wood burning; every 5 years if just for gas appliances.)		Late summer-early fall					
∅ Check damper in fireplace for obstructions, such as birds' nests.							
WINTER (November - March):							
∅ At beginning of winter, shut off interior valves supplying outdoor water pipes to prevent them from freezing.		Late fall					
∅ Change furnace filters		Bi-monthly					
∅ Repair any interior wall damage; touch up or repaint as needed.		Spring inspections					
∅ At winter's end, re-open interior valves supplying outdoor water pipes.		After last frost					