

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST

Mini Split

SITE AND BLDG #: MD021

MECHANIC Patrick
SIGNATURE:

DATE:

LOCATION/RM #: WO# 18729 ASSET # 2112

START TIME: FINISH TIME:

CHECK POINT	CHECKPOINT DESCRIPTION	TASK COMPLETE		NOTES/ ACTIONS (IF TASK COMPLETE IS CHECKED NO, PROVIDE EXPLANATION)
		YES	NO	
SPECIAL INSTRUCTIONS				
1	Schedule shutdown with operating personnel, as needed.	x		
2	As needed, de-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. Follow lock out/tag out procedures at all times.	x		
TO BE PERFORMED AT EACH INSPECTION SERVICE				
1	Clean the filter with a vacuum or running water. Annual filter change	x		Quarterly inspection -replace as needed
3	Remove the front grille and clean it with a dampened cloth.	x		
4	Inspect the control panel door and plug. Repair deficiencies.	x		
5	Check the caulking around the PTAC wall sleeve to make sure all air and water openings are properly sealed.	x		
6	Check that condensate drains properly. Remove any debris/blockages.	x		
7	Clean condenser coils with proper coil cleaner.	x		
8	Place drain pan cleaner tablet in the basepan to inhibit bacteria growth.	x		
9	Check clearance around the HVAC unit to ensure that the intake air and discharge air paths are not blocked or restricted	x		
10	Clean up work area.	x		

Note: The technician shall perform any repairs identified during PM up to \$250 (direct labor and direct material cost) per PM occurrence. For any deficiencies found exceeding \$250 open a corrective maintenance (CM) ticket and include the Asset #, WO #, photos, and a detailed description of the deficiency.

To be performed by: General Maintenance Worker

Additional Notes: