

CERTIFICATION OF WORK

(To be completed by the Contractor and saved in the Contractor's CMMS)

FACID/Building: NY23

Date of Visit: 8/24

Location Address: FT TOTTEN

Contractor Personnel on Site:

ROBERT GNAARD

Work Performed: AV 2023 BOLIERA MC

Service Calls - PO/CSS#

Please take pictures and send with quote

CERTIFICATION OF WORK

To be signed by the Contractor:

Print Name: TIM WILSON

Date: 8/24

Signed: [Signature]

To be signed by Facility Manager:

I certify that the above named individuals representing the Contractor arrived on site.

Print Name/Rank: LOUIS CORBIN

Date: AUGUST 24 2023

Signed: [Signature]

Email: LOUIS.A.CORBIN.CIV@ARMY.MIL

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY023-206

**MECHANIC
SIGNATURE:** *[Signature]*

DATE: 8/24/23

LOCATION/RM #:

START TIME: 10:55

FINISH TIME: 11:30

Site Location	WO #	Asset #	PM #	Manufacturer	Model Number	Serial #	Asset Description	Asset Location
NY023-206		190917-198	PMA190917198	ATH	kn-2	61643724	1-pc Boiler	
NY023-206		190917-199	PMA190917199	ATH	kn-4	61643798	1-pc Boiler	
NY023-206		190917-200	PMA190917200	ATH	kn-5	61693717	1-pc Boiler	
NY023-206		190917-201	PMA190917201	ATH	kn-6	61643719	1-pc Boiler	
NY023-206		190917-198	PMC190917198	ATH	kn-2	61643724	1-pc Boiler	
NY023-206		190917-199	PMC190917199	ATH	kn-4	61643798	1-pc Boiler	
NY023-206		190917-200	PMC190917200	ATH	kn-5	61693717	1-pc Boiler	
NY023-206		190917-201	PMC190917201	ATH	kn-6	61643719	1-pc Boiler	

CHECK POINT	CHECKPOINT DESCRIPTION	TASK COMPLETE		NOTES/ ACTIONS (IF TASK COMPLETE IS CHECKED NO, PROVIDE EXPLANATION)
		YES	NO	
SPECIAL INSTRUCTIONS				
1	In addition to the procedure(s) outlined in this standard, the equipment manufacturer's recommended maintenance procedure(s) and/or instruction(s) shall be strictly adhered to.	✓		
2	Verify that the annual inspections for the boiler have been satisfactorily performed.	✓		

3	Follow lock out/tag out procedures always. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. Wear appropriate respirator, goggles, and gloves while in contact with hazardous materials.	✓		
4	All automatically and manually operated control devices provided for controlling operation and safety of the vessel, steam or water pressure, hot water temperature, combustion, and boiler water level shall be inspected under operating conditions.	✓		
5	All associated valves and piping, pressure and temperature indicating devices, metering, and recording devices, and all boiler auxiliaries shall be inspected under operating conditions.	✓		
6	Prepare boiler for internal inspection in the following manner:	✓		
7	Fuel supply and ignition system shall be locked out.	✓		
8	Water shall be drawn off and water side thoroughly washed out.	✓		
9	Manhole and handhole plates, washout plugs, and inspection plugs in water column connections shall be removed.	✓		
10	The boiler shall be cooled and thoroughly cleaned.	✓		
11	All grates of internally fired boilers shall be removed.	✓		
12	Pressure gages shall be removed and tested.	✓		
13	Any leakage of steam or hot water into the boiler shall be prevented by disconnecting the pipe or valve at the most convenient point.	✓		

CHECK POINT	CHECKPOINT DESCRIPTION	TASK COMPLETE		NOTES/ ACTIONS (IF TASK COMPLETE IS CHECKED NO, PROVIDE EXPLANATION)
		YES	NO	
14	Before opening the manhole and entering any part of the boiler, the required steam or water system stop valves must be closed, tagged, and padlocked. All drain valves or cocks located between the two valves shall be opened.	✓		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	✓		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	✓		
17	If materials to be worked on are known or suspected to contain asbestos, check the building's asbestos management plan to see if they have been	✓		
18	Account for all tools, materials, and equipment before closing boiler.	✓		
TO BE PERFORMED AT EACH INSPECTION SERVICE				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	✓		

2	Check operation of all gas controls and valves including: manual gas shutoff; petal gas regulator; safety shutoff valve (solenoid); automatic gas valve; petal solenoid valve; butterfly gas valve, motor, and linkage to air louver; safety petal solenoid (if used.)	✓		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	✓		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	✓		
5	On forced draft burners, gas manifold pressure requirements should correspond with modulating (butterfly) valve in full open position and stable at all other firing rates.	✓		
6	Check burner for flashback and tight shutoff of fuel.	✓		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	✓		
8	Replace fusible plugs, if applicable.	✓		
9	Operation and adjustments should conform with manufacturer's instructions.	✓		

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: HVAC Technician **Additional Notes:**

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: N4123 Bldg 119

MECHANIC
SIGNATURE: [Signature]

DATE: 8/24/23

LOCATION/RM #: _____

START TIME: 8:45

FINISH TIME: 9:45

Site Location	WO #	Asset #	PM #	Manufacturer	Model Number	Serial #	Asset Description	Asset Location
N4123 119		149	714	TERMAN	KN 2	6163729	1 PC Boiler	
N4123 119		150	7150	TERMAN	KN 3	6164377	1 PC Boiler	
N4123 119		149	714	TERMAN	KN-2	6164327	2 PC Boiler	
N423 119		151	151	RTGH	RTGH 9500LN	M161609379	Water Heater	

CHECKLIST NUMBER	CHECKLIST DESCRIPTION	MEASUREMENTS		NOTES
		UNIT	VALUE	
STANDARD INSPECTION ITEMS				
1	In addition to the procedure(s) outlined in this standard, the equipment manufacturer's recommended maintenance procedure(s) and/or instruction(s) shall be strictly adhered to.	✓		
2	Verify that the annual inspections for the boiler have been satisfactorily performed.	✓		
3	Follow lock out/tag out procedures always. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. Wear appropriate respirator, goggles, and gloves while in contact with hazardous materials.	✓		
4	All automatically and manually operated control devices provided for controlling operation and safety of the vessel, steam or water pressure, hot water temperature, combustion, and boiler water level shall be inspected under operating conditions.	✓		
5	All associated valves and piping, pressure and temperature indicating devices, metering, and recording devices, and all boiler auxiliaries shall be inspected under operating conditions.	✓		
6	Prepare boiler for internal inspection in the following manner:	✓		
7	Fuel supply and ignition system shall be locked out.	✓		
8	Water shall be drawn off and water side thoroughly washed out.	✓		

9	Manhole and handhole plates, washout plugs, and inspection plugs in water column connections shall be removed.	✓		
10	The boiler shall be cooled and thoroughly cleaned.	✓		
11	All grates of internally fired boilers shall be removed.	✓		
12	Pressure gages shall be removed and tested.	✓		
13	Any leakage of steam or hot water into the boiler shall be prevented by disconnecting the pipe or valve at the most convenient point.	✓		

CHECK POINT	CHECK POINT DESCRIPTION	CHECK POINT RESULT		REMARKS
		YES	NO	
14	Before opening the manhole and entering any part of the boiler, the required steam or water system stop valves must be closed, tagged, and padlocked. All drain valves or cocks located between the two valves shall be opened.	✓		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	✓		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	✓		
17	If materials to be worked on are known or suspected to contain asbestos, check the building's asbestos management plan to see if they have been	✓		
18	Account for all tools, materials, and equipment before closing boiler.	✓		
BURNER ROOM INSPECTION AREA				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	✓		
2	Check operation of all gas controls and valves including: manual gas shutoff; petal gas regulator; safety shutoff valve (solenoid); automatic gas valve; petal solenoid valve; butterfly gas valve, motor, and linkage to air louver; safety petal solenoid (if used.)	✓		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	✓		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	✓		
5	On forced draft burners, gas manifold pressure requirements should correspond with modulating (butterfly) valve in full open position and stable at all other firing rates.	✓		
6	Check burner for flashback and tight shutoff of fuel.	✓		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	✓		

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY23 BLDG 12A

MECHANIC SIGNATURE: [Signature]

DATE: 8/24/23

LOCATION/RM #: _____

START TIME: 8:00 am

FINISH TIME: 8:45

Site Location	WO #	Asset #	PM #	Manufacturer	Model Number	Serial #	Asset Description	Asset Location
128				SMITH	19HE-04	19HE4151861	Left Boiler	
121				SMITH	19HE-04	19HE4151867	Right Boiler	

CHECK POINT	CHECK POINT DESCRIPTION	PASS OR FAIL		REMARKS / COMMENTS
		YES	NO	
1	In addition to the procedure(s) outlined in this standard, the equipment manufacturer's recommended maintenance procedure(s) and/or instruction(s) shall be strictly adhered to.	✓		
2	Verify that the annual inspections for the boiler have been satisfactorily performed.	✓		
3	Follow lock out/tag out procedures always. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. Wear appropriate respirator, goggles, and gloves while in contact with hazardous materials.	✓		
4	All automatically and manually operated control devices provided for controlling operation and safety of the vessel, steam or water pressure, hot water temperature, combustion, and boiler water level shall be inspected under operating conditions.	✓		
5	All associated valves and piping, pressure and temperature indicating devices, metering, and recording devices, and all boiler auxiliaries shall be inspected under operating conditions.	✓		
6	Prepare boiler for internal inspection in the following manner:	✓		
7	Fuel supply and ignition system shall be locked out.	✓		
8	Water shall be drawn off and water side thoroughly washed out.	✓		

9	Manhole and handhole plates, washout plugs, and inspection plugs in water column connections shall be removed.	✓		
10	The boiler shall be cooled and thoroughly cleaned.	✓		
11	All grates of internally fired boilers shall be removed.	✓		
12	Pressure gages shall be removed and tested.	✓		
13	Any leakage of steam or hot water into the boiler shall be prevented by disconnecting the pipe or valve at the most convenient point.	✓		

CHECK ITEM	CHECK POINT DESCRIPTION	STATUS		REMARKS
		YES	NO	
14	Before opening the manhole and entering any part of the boiler, the required steam or water system stop valves must be closed, tagged, and padlocked. All drain valves or cocks located between the two valves shall be opened.	✓		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	✓		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	✓		
17	If materials to be worked on are known or suspected to contain asbestos, check the building's asbestos management plan to see if they have been	✓		
18	Account for all tools, materials, and equipment before closing boiler.	✓		
INTERNAL INSPECTION CHECKLIST				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	✓		
2	Check operation of all gas controls and valves including: manual gas shutoff; petal gas regulator; safety shutoff valve (solenoid); automatic gas valve; petal solenoid valve; butterfly gas valve, motor, and linkage to air louver; safety petal solenoid (if used.)	✓		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	✓		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	✓		
5	On forced draft burners, gas manifold pressure requirements should correspond with modulating (butterfly) valve in full open position and stable at all other firing rates.	✓		
6	Check burner for flashback and tight shutoff of fuel.	✓		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	✓		

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY23 Bldg 123

MECHANIC SIGNATURE: [Signature]

DATE: 8/24/23

LOCATION/RM #: _____

START TIME: 9:45

FINISH TIME: 10:30

Site Location	WO #	Asset #	PM #	Manufacturer	Model Number	Serial #	Asset Description	Asset Location
NY23-123		9350		TREAD	GOPS 1600 2SM	58257	Boiler #2	
NY23-123		9349		TREAD	GOPS 1600 2SM	58256	Boiler #1	
				POWER FLAME	CR1-GD-10	716601491	HOT WATER FUEL	

CHECK POINT	CHECK CRITERIA / INSTRUCTIONS	TASK COMPLETION		REMARKS / COMMENTS
		YES	NO	
SURFACE INSPECTION ITEMS				
1	In addition to the procedure(s) outlined in this standard, the equipment manufacturer's recommended maintenance procedure(s) and/or instruction(s) shall be strictly adhered to.	✓		
2	Verify that the annual inspections for the boiler have been satisfactorily performed.	✓		
3	Follow lock out/tag out procedures always. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. Wear appropriate respirator, goggles, and gloves while in contact with hazardous materials.	✓		
4	All automatically and manually operated control devices provided for controlling operation and safety of the vessel, steam or water pressure, hot water temperature, combustion, and boiler water level shall be inspected under operating conditions.	✓		
5	All associated valves and piping, pressure and temperature indicating devices, metering, and recording devices, and all boiler auxiliaries shall be inspected under operating conditions.	✓		
6	Prepare boiler for internal inspection in the following manner:	✓		
7	Fuel supply and ignition system shall be locked out.	✓		
8	Water shall be drawn off and water side thoroughly washed out.	✓		

9	Manhole and handhole plates, washout plugs, and inspection plugs in water column connections shall be removed.	✓		
10	The boiler shall be cooled and thoroughly cleaned.	✓		
11	All grates of internally fired boilers shall be removed.	✓		
12	Pressure gages shall be removed and tested.	✓		
13	Any leakage of steam or hot water into the boiler shall be prevented by disconnecting the pipe or valve at the most convenient point.	✓		

CHECK POWER	CHECK POINT DESCRIPTION	TASK COMPLETION		REMARKS
		YES	NO	
14	Before opening the manhole and entering any part of the boiler, the required steam or water system stop valves must be closed, tagged, and padlocked. All drain valves or cocks located between the two valves shall be opened.	✓		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	✓		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	✓		
17	If materials to be worked on are known or suspected to contain asbestos, check the building's asbestos management plan to see if they have been	✓		
18	Account for all tools, materials, and equipment before closing boiler.	✓		
TO THE INSPECTOR'S ATTENTION: IF A CHECK IS SPECIFICALLY APPROVED				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	✓		
2	Check operation of all gas controls and valves including: manual gas shutoff; petal gas regulator; safety shutoff valve (solenoid); automatic gas valve; petal solenoid valve; butterfly gas valve, motor, and linkage to air louver; safety petal solenoid (if used.)	✓		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	✓		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	✓		
5	On forced draft burners, gas manifold pressure requirements should correspond with modulating (butterfly) valve in full open position and stable at all other firing rates.	✓		
6	Check burner for flashback and tight shutoff of fuel.	✓		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	✓		





