

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 GRAHAM

Work Performed: AV 2017 BOLDEN INC

Service Calls – PO/CSS#

Please take pictures and send with quote

CERTIFICATION OF WORK

To be signed by the Contractor:

Print Name: Tony White

Date:

8/24

Signed:



To be signed by Facility Manager:

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

Print Name/Rank: Louis Corbo

Date:

August 24 2013

Signed:



Email:

Louis.A.Corbo.CIV@Army.mil

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PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY023-206

**MECHANIC
SIGNATURE:**

DATE: 8/24/13

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		
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.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
6	Prepare boiler for internal inspection in the following manner:	<input checked="" type="checkbox"/>		
7	Fuel supply and ignition system shall be locked out.	<input checked="" type="checkbox"/>		
8	Water shall be drawn off and water side thoroughly washed out.	<input checked="" type="checkbox"/>		
9	Manhole and handhole plates, washout plugs, and inspection plugs in water column connections shall be removed.	<input checked="" type="checkbox"/>		
10	The boiler shall be cooled and thoroughly cleaned.	<input checked="" type="checkbox"/>		
11	All grates of internally fired boilers shall be removed.	<input checked="" type="checkbox"/>		
12	Pressure gages shall be removed and tested.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		

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.	<input checked="" type="checkbox"/>		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	<input checked="" type="checkbox"/>		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	<input checked="" type="checkbox"/>		
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	<input checked="" type="checkbox"/>		
18	Account for all tools, materials, and equipment before closing boiler.	<input checked="" type="checkbox"/>		

TO BE PERFORMED AT EACH INSPECTION SERVICE

1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	<input checked="" type="checkbox"/>		
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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.)	<input checked="" type="checkbox"/>		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	<input checked="" type="checkbox"/>		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
6	Check burner for flashback and tight shutoff of fuel.	<input checked="" type="checkbox"/>		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	<input checked="" type="checkbox"/>		
8	Replace fusible plugs, if applicable.	<input checked="" type="checkbox"/>		
9	Operation and adjustments should conform with manufacturer's instructions.	<input checked="" type="checkbox"/>		

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 #: NY123 Bldg 112

MECHANIC
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
NY123 112		149	714	TEPPAR	KN 2	6113729	1 pc Boiler	
NY123 112		150	7150	TEPPAR	KN 3	61643378	1 pc Boiler	
NY123 112		149	714	TEPPAR	KN-2	6114327	2 pc Boiler	
NY123 112	151	151	151	TEPPAR	RTGH 950LN	19161609399	Water Heater	

ITEM	DESCRIPTION	TASK COMPLETION		REMARKS
		NOT STARTED	STARTED	
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.	<input checked="" type="checkbox"/>		
10	The boiler shall be cooled and thoroughly cleaned.	<input checked="" type="checkbox"/>		
11	All grates of internally fired boilers shall be removed.	<input checked="" type="checkbox"/>		
12	Pressure gages shall be removed and tested.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		

CHECK POINT	COMPLETION DURING INSPECTION	TASK COMPLETION		COMPLETION DURING INSPECTION
		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.	<input checked="" type="checkbox"/>		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	<input checked="" type="checkbox"/>		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	<input checked="" type="checkbox"/>		
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	<input checked="" type="checkbox"/>		
18	Account for all tools, materials, and equipment before closing boiler.	<input checked="" type="checkbox"/>		
COMPLETION DURING INSPECTION				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	<input checked="" type="checkbox"/>		
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.)	<input checked="" type="checkbox"/>		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	<input checked="" type="checkbox"/>		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
6	Check burner for flashback and tight shutoff of fuel.	<input checked="" type="checkbox"/>		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	<input checked="" type="checkbox"/>		

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY23 Bldg 128

MECHANIC
SIGNATURE: *W. L. H.*

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				SWEET	19HE-0E	19HE4151961	Left Boiler	
127				SWEET	19HE-0E	19HE451867	Right Boiler	

ITEM	DESCRIPTION	TASK COMPLETION		REMARKS
		NOT PERFORMED	PERFORMED	
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.	<input checked="" type="checkbox"/>		
10	The boiler shall be cooled and thoroughly cleaned.	<input checked="" type="checkbox"/>		
11	All grates of internally fired boilers shall be removed.	<input checked="" type="checkbox"/>		
12	Pressure gages shall be removed and tested.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		

CHECK (PENALTY)	CRITICAL POINT DESCRIPTION	TASK COMPLETION		PENALTY POINTS (If task is not completed, enter the maximum value)
		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.	<input checked="" type="checkbox"/>		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	<input checked="" type="checkbox"/>		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	<input checked="" type="checkbox"/>		
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	<input checked="" type="checkbox"/>		
18	Account for all tools, materials, and equipment before closing boiler.	<input checked="" type="checkbox"/>		
TO BE PERFORMED AND CHECKED IN SPECIFIED ORDER				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	<input checked="" type="checkbox"/>		
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.)	<input checked="" type="checkbox"/>		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	<input checked="" type="checkbox"/>		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
6	Check burner for flashback and tight shutoff of fuel.	<input checked="" type="checkbox"/>		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	<input checked="" type="checkbox"/>		

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST
BOILER - ELECTRIC, GAS, OIL

SITE AND BLDG #: NY23 Bldg 123

MECHANIC
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		TREND	GOPS160025M	58257	Boiler #2	
NY23-123		9349		TREND	GOPS160025M	58256	Boiler #1	
				Power Flame	CR1-GD-10	716601491	Hot water Fwd	

ITEM	DESCRIPTION	STATUS		REMARKS
		NOT COMPLETED	COMPLETED	
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.	<input checked="" type="checkbox"/>		
10	The boiler shall be cooled and thoroughly cleaned.	<input checked="" type="checkbox"/>		
11	All grates of internally fired boilers shall be removed.	<input checked="" type="checkbox"/>		
12	Pressure gages shall be removed and tested.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		

CHECK (P)RQH	ITEM/POINT OF INSPECTION	TASK COMPLETED		CORRECTIVE ACTIONS TO BE COMPLETED IF DEFICIENCIES ARE FOUND
		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.	<input checked="" type="checkbox"/>		
15	Inspector will not enter boiler until satisfied that necessary safety precautions and pre-inspection preparations have been made.	<input checked="" type="checkbox"/>		
16	If a boiler has not been properly prepared for an internal inspection, the inspector should decline to make the inspection.	<input checked="" type="checkbox"/>		
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	<input checked="" type="checkbox"/>		
18	Account for all tools, materials, and equipment before closing boiler.	<input checked="" type="checkbox"/>		
THE FIVE POINTS OF A FACILITY INSPECTION SERVICE				
1	Check boiler room for ventilation in accordance with the American Gas Association (AGA) burner requirements.	<input checked="" type="checkbox"/>		
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.)	<input checked="" type="checkbox"/>		
3	Check flue connections for tight joints and minimum resistance to air flow. (combustion chamber, flues, breaching, and chimney are clear before firing.)	<input checked="" type="checkbox"/>		
4	Draft regulators require slightly negative pressure in the combustion chamber at maximum input.	<input checked="" type="checkbox"/>		
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.	<input checked="" type="checkbox"/>		
6	Check burner for flashback and tight shutoff of fuel.	<input checked="" type="checkbox"/>		
7	Check operation of automatic controls and combustion flame safeguards. Clean and adjust, if necessary.	<input checked="" type="checkbox"/>		





