

**CERTIFICATION OF WORK
PREVENTIVE MAINTENANCE**

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

FACID/Building: _____ Date of Visit: 5/7/19

Contractor Personnel on Site:

- | | |
|----------|----------|
| 1. _____ | 3. _____ |
| 2. _____ | 4. _____ |

Work Performed:

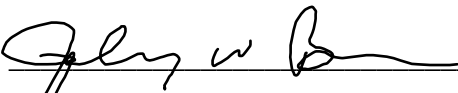
Preventive Maintenance - Services Completed (Annual, Quarterly, Monthly, equipment identification, etc.)

1. _____
2. _____
3. _____
4. _____
5. _____

CERTIFICATION OF WORK

To be signed by the Contractor:

Print Name: Johnny W Brown Date: 5/7/19

Signed: 

To be signed by Facility Manager:

By signing the Certification of Work, the said government representative signature does not constitute acceptance of any work performed by the contractor, it only acknowledges that the contractor was on-site during the identified timeline:

Print Name/Rank: SSG. Lawanda Wilson Date: _____

Signed: 






E-Mail: _____

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST

EXPANSION TANKS

SITE AND BLDG #: MD002-B1
**MECHANIC
SIGNATURE:**

DATE: 5/7/19
LOCATION/RM #: **WO#** 8509 **ASSET #** 1803-1804
START TIME: 0900
FINISH TIME: 1630

| 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. |  |  | |
| 2 | Follow lock out/tag out procedures at all times. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. |  | | |
| TO BE PERFORMED AT EACH INSPECTION SERVICE | | | | |
| 1 | Examine exterior of tank including fittings and valves for leaks, signs of corrosion, and correct as needed. |  | | |
| 2 | Test air pressure in tank. Ensure air pressure is at correct PSI. Correct as needed. |  | | |

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 discription of the deficiency.

To be performed by: General Maintenance Worker

Additional Notes:

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST

AIR HANDLER

SITE AND BLDG #: **MD002-B1**MECHANIC
SIGNATURE: DATE: **5/7/19**LOCATION/RM #: WO# **8509** ASSET # **1805-1808**START TIME: **0900**FINISH TIME: **1630**

| 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 | Remove power at Drive or at Breaker Panel. Verify with tester or meter that power has been removed. Install lock out tag out if servicing alone or in confined space for safety precautions. | / | | |
| TO BE PERFORMED AT EACH INSPECTION SERVICE | | | | |
| 1 | Check fan blades and moving parts for cracks and excessive wear. | / | | |
| 2 | Check running motor amperatures on all three phases (record in note column) notate L1, L2, and L3 amp draws. | / | | L1_____ L2_____ L3_____ |
| 3 | Tighten all electrical connectors/lugs to proper torque. | / | | |
| 4 | If unit is a multi-zone air handler, then check each individual zone damper and associated controls. | / | | |
| 5 | Check bearing collar set screws on fan shaft to make sure they are tight. | / | | |
| 6 | Check filters for dirt accumulations, replace as necessary. Check belt, repair or replace as necessary. | / | | |
| 7 | Check damper actuators and linkage for proper operation. Adjust linkage on dampers if out of alignment. | / | | |
| 8 | Lubricate mechanical bearings and connections sparingly. | / | | |
| 9 | Clean coils by brushing, blowing, vacuuming, or pressure washing. | / | | |
| 10 | Check coils for leaking, tightness of fittings. | / | | |
| 11 | Use fin comb to straighten coil fins. | / | | |
| 12 | If applicable, clean strainer (annually). | / | | |
| 13 | Flush and clean condensate pans and drains, remove all rust prepare metal and paint. Hose down coils and drain pans and wash with an appropriate EPA approved solution approved solution. Treat condensate pans with an EPA approved biocide. | / | | |

| CHECK POINT | CHECKPOINT DESCRIPTION | TASK COMPLETE | | NOTES/ ACTIONS (IF TASK COMPLETE IS CHECKED NO, PROVIDE EXPLANATION) |
|-------------|---|-------------------------------------|--------------------------|---|
| | | YES | NO | |
| 14 | Check belts for wear and cracks, adjust tension or alignment. Replace belts when necessary. Multi-belt drives shall only be replaced with matched sets. | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 15 | Check rigid couplings for alignment on direct drives, and for tightness of assembly. Check flexible couplings for alignment and wear. | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 16 | Check and test freestat for proper operation | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 17 | Vacuum interior of unit. | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 18 | Check filter doors and access doors for proper gasketing and air leaks. Correct as necessary. | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 19 | Lubricate fan shaft bearings while unit is running. Add grease slowly until slight bleeding is noted from the seals. Do not over lubricate. Remove old or excess lubricant. | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 20 | Clean up work area. | <input checked="" type="checkbox"/> | <input 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 discription of the deficiency.

To be performed by: HVAC Technician

Additional Notes:

PREVENTATIVE MAINTENANCE PROGRAM CHECKLIST

OUTDOOR CONDENSING UNIT

SITE AND BLDG #: **MD002-B1**MECHANIC
SIGNATURE: DATE: **5/7/19**LOCATION/RM #: _____ WO# **8509** ASSET # **1809-1813**START TIME: **0900**FINISH TIME: **1630**

| 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 | Schedule outage of unit with personnel in area the unit serves. | | | |
| 3 | Follow lock out/tag out procedures at all times. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. | ✓ | | |
| 4 | If disposal of the equipment is required, follow regulations concerning removal of refrigerants and disposal of the unit. | ✓ | | |
| TO BE PERFORMED AT EACH INSPECTION SERVICE | | | | |
| 1 | Remove debris from air screen and clean underneath unit. | ✓ | | |
| 2 | Wash coil with coil cleaning solution - Rinse Thoroughly | ✓ | | |
| 3 | Straighten fin tubes with fin comb, as needed. | ✓ | | |
| 4 | Check electrical connections for tightness. | ✓ | | |
| 5 | Check mounting base for tightness. | ✓ | | |
| 6 | Inspect fans for bent blades, unbalance, excessive noise and vibrations. | ✓ | | |
| 7 | Inspect all piping for leaks and tighten loose connections. | ✓ | | |
| 8 | Check wires at condenser electrical fused safety switches for tightness and burned insulation. Repair as necessary. | ✓ | | |
| 9 | Check supply air temperature to ensure unit is operating properly. If possible record room temperature. | ✓ | | |
| 10 | Inspect unit for overall condition and recommend for replacement or other needed repairs. | ✓ | | |
| 11 | Clean up work area. | ✓ | | |

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
DEHUMIDIFIER**

SITE AND BLDG #: MD002-B1

**MECHANIC
SIGNATURE:**

DATE: 5/7/19

LOCATION/RM #: **WO#** 8509 **ASSET #** 1822

START TIME: 0900 **FINISH TIME:** 1630

| 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. | | | |
| 2 | Follow lock out/tag out procedures at all times. De-energize or discharge all hydraulic, electrical, mechanical, or thermal energy prior to beginning work. | | | |
| TO BE PERFORMED AT EACH INSPECTION SERVICE | | | | |
| 1 | Check water inlet and outlet for any leaks, repair as needed. | | | |
| 2 | Clean and/or replace filter as needed. | | | |
| 3 | If applicable, check hours per usage, replace tanks's as needed. | | | |

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 discription of the deficiency.

To be performed by: General Maintenance Worker

Additional Notes: