

# Taking Care of your Home



## June Home Maintenance Tips for Your House

The winter weather can take its toll on a house, so spring is a great opportunity to get the house back into shape. Making the time do some home maintenance on your house can save you time, trouble and expense down the road. Here are some tips to keep your house in good shape.

### On The House:

- Check the roofing tiles for damage. Look for loose, damaged, or missing shingles, as well as any other spots that look worn. Replace shingles, patch holes, and make other repairs as needed.
- Inspect the roof fascia (the piece of wood that holds up the gutters) and barge boards (the piece of wood on the end of the roof slopes) for rotting, damage or deterioration.
- Clean out your gutters. The combination of the leaves and winter ice can leave them clogged and unable to properly drain. You may also find that the forces of nature have caused some breakage, so repair and/or replace any pieces that need it.
- Check the seals on your windows, doors, and any vents. (Reminder: when was the last time you took a look at your dryer vent?) Apply new sealant to any holes or over any spots where the sealant looks like it is brittle or degraded.



### Around The House:

- Trim any trees, branches or shrubs that touch the house. Be sure to look up (way up) winter storms may have damaged some high branches, creating a situation where roof damage is just waiting to happen. Clean up any wood debris left in the yard, as these can attract termites or ants.

Set up your sprinklers on the lawn to spray away from the house. Water around the foundation can cause flooding to your basement or crawl space.

### Under the House (the Crawl Space):

Check the inside of foundation walls for any cracks. Hairline cracks and small vertical cracks usually are not cause for alarm.

These can be caused by normal settlement. Cracks that over ¼-inch wide are more likely to indicate structural problems.

Check for any standing water, dampness or sweating which indicates a moisture problem. Moisture problems can be caused by plumbing leaks, poor drainage, or inadequate ventilation and requires immediate attention.

