

THOSE DAMN DAMS

And Other Winter Maintenance

FEBRUARY 2025 ALL CHAPTERS

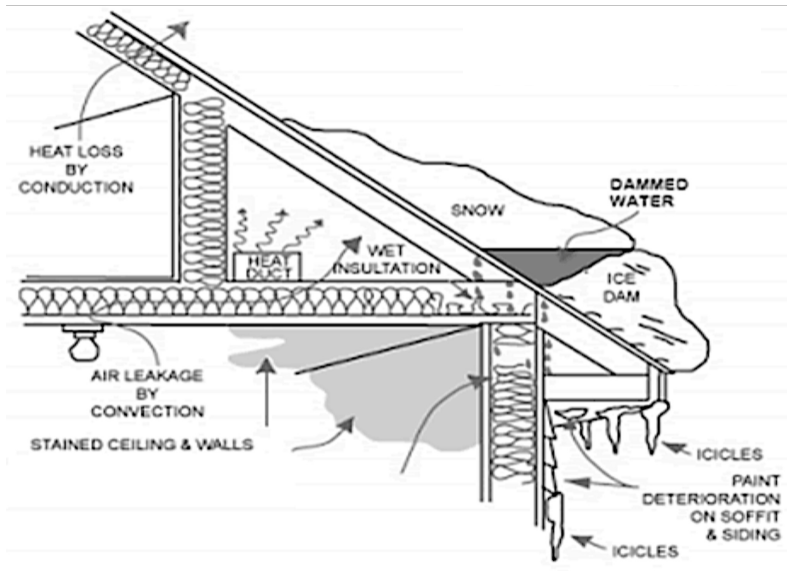


BEST PRACTICE:

The only way to prevent ice dams is to not let them form. Identify problem areas and keep an eye on them to prevent the damage.



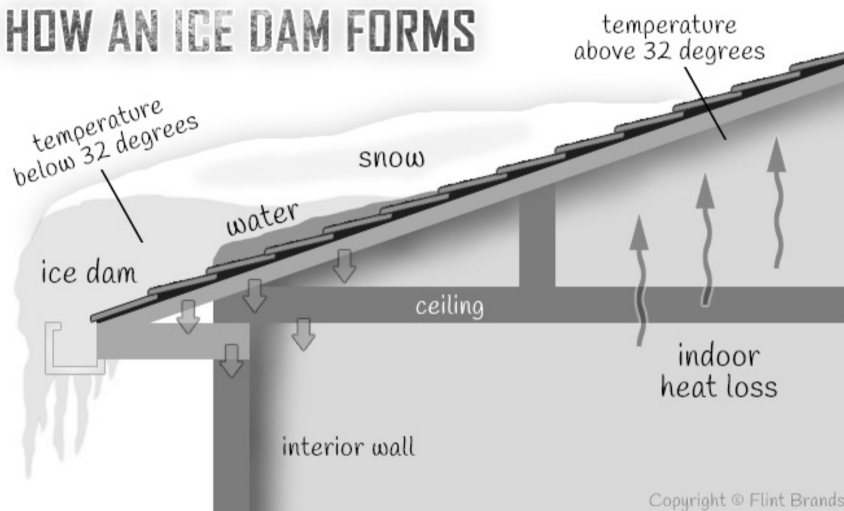
Ice Dams



Ice Dams



HOW AN ICE DAM FORMS



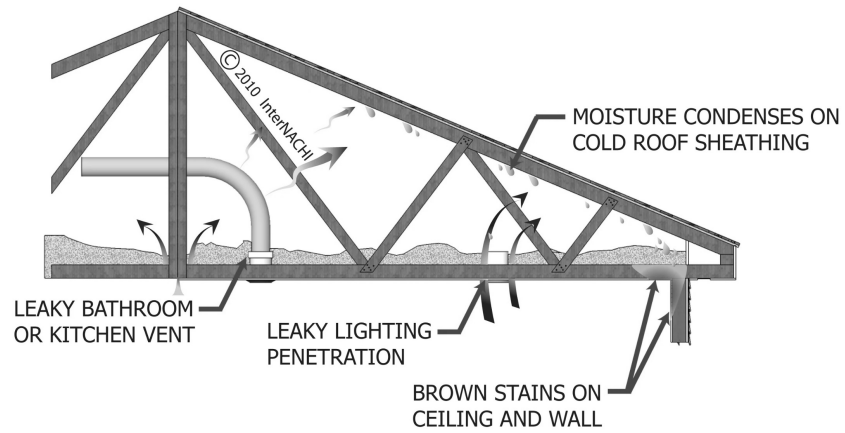
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Ice Dams



ATTIC CONDENSATION



Ice Dams



Ice Dams



Ice Dams



Ice Dams



SPRING WALK THROUGH MAINTENANCE ITEMS



- **Garage door wraps:** Damage from salt (rust) or from snowplows
- **Gutter downspouts:** Compromised from shoveling or possibly plows
- **Sidewalks:** Heaving over the winter, causing trip hazards
- **Caulking:** Around doors, windows, masonry to determine if it's missing or shrunk causing possible water intrusion access point



SPRING WALK THROUGH MAINTENANCE ITEMS



- **Siding repairs:**

- **Vinyl:** Look for cracks or broken corners or pieces
- **Wood/Composite:** Paint peeling or showing signs of deterioration

- **Windows:** If there's fogging, it's letting you know the gas between the glass has escaped

- **Roofing:** Look for remnants of shingles that have come off from roof raking or ice dam removals

- **Furnace caps:** Loose or missing



Roof Line Inspection



Roof Line Inspection



Window Condensation

