



Get Ready for Winter

Winter is approaching and it's time to act to ensure that your home/cottage is ready for winter. It is extremely important to keep moisture from penetrating the building's structure and causing severe damage - mold, wood rot, insect and rodent infestation. Taking some time to evaluate, and taking corrective action now, will pay off.

Roof:

The roof covering is designed to move water from the top of the home/cottage to the edge of the roof. It should not have any openings, which will allow water to enter the building - flashing around hydro masts, plumbing vents, chimneys, skylights, adjacent walls, etc., must be sealed. Shingles should be in good condition, free of cracks, not buckled, curled, missing, loose, or damaged, in any way.

Eaves troughs:

Eaves troughs are designed to collect the water from the roof and the downspouts carry it away from the building structure, either below grade through the weeping tiles or above grade via downspout extensions. Eaves troughs should be checked for any leaves, needles, dirt, that will block the flow of water, They should be properly secured to the fascia board so they will not pull away from the house when full of water, snow or ice.

Building Exterior:

Windows and doors should fit and lock properly. All windows and doors should be properly caulked, all wood surfaces properly protected by paint, weather stripping in good condition, and all broken thermal seals and glass repaired. The exterior wall treatment should prevent any penetration of moisture. All wood surfaces should be caulked and sealed with paint. Any aluminium or vinyl siding should provide continuous surface protection. Bricks should be in good condition - check for cracked or missing bricks, and mortar should be free of cracks and be weather tight.

Foundations:

Foundations, whether they are constructed of blocks, poured concrete or rubble stone, should be free of major cracks that will allow water to penetrate the foundation into the basement area. Grading of the soil should provide a path for any surface water to flow away from the home/cottage.

Heating systems:

The heating system should be checked by a qualified technician to ensure it is operating as designed, all safe guards are functioning properly, and is safe to use. Chimneys for all wood burning appliances should be cleaned and inspected at least once a year.

Interior:

Smoke detectors must be installed on each level of the home/cottage and new batteries installed. A carbon monoxide detector should be installed on each sleeping level and in any room where a wood burning appliance is installed.