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### **Take 10 minutes to check your garage door.**

Spring is the ideal time to take a look at the largest moving part of your house – the garage door – and make sure that it is operating safely and properly. A 10 minute garage door checkup will ensure the safe operation of typical garage doors.

Most homeowners use their garage and garage door without thinking about maintenance. Taking 10 minutes each spring and fall can avoid serious problems. There are three key areas to be checked.

**Spring Balance:** garage door springs are designed to counter the weight of the door. Garage door openers should not be lifting the weight of the door. To check how well the garage door is balanced, with the garage door closed, homeowners should disconnect the garage door opener (pull the cord that is attached to the garage door opener unit). If the door is heavy to lift, or difficult to close, it is likely unbalanced. While some garage door maintenance can be performed by the homeowner, spring balancing is dangerous. Unbalanced doors should be repaired by a professional to avoid physical harm to homeowners.

**Frayed Cable:** Minor fraying of a garage door cable can be expected. Fraying can lead to broken a cable which, in turn, leads to major repairs. Cable problems are rare but significant. To check cable condition, a simple visual inspection is adequate. If minor fraying exists, the problem should be regularly monitored. If major fraying exists, a garage door professional should be contacted.

**Loose Hinges:** Single-width garage doors typically include nine to twelve hinges. Each of these hinges helps hold the door in place. Rarely, these hinges can loosen over time. A simple manual inspection of the screws on each hinge is required. Loose screws should be tightened and check periodically.

These are simple maintenance checks that can save homeowners significant repair bills, more importantly however; they can also safeguard your family against injury.