



PROPERTY MANAGEMENT

## SPRING TIPS

FOR PROPERTY OWNERS AND MANAGERS



### EXTERIOR MAINTENANCE



- **Inspect the Roof & Gutters** – Check for winter damage, leaks, and clean out gutters to prevent water buildup
- **Power Wash Walkways & Building Exterior** – Remove winter grime, salt residue, and mildew
- **HVAC Inspection & Service** – Ensure air conditioning units are serviced before the summer heat
- **Landscaping Refresh** – Trim trees, replant flowers, and refresh mulch to boost curb appeal

### INTERIOR UPKEEP



- **Pest Control Check** – Warmer weather can bring pests; schedule preventative treatments
- **Inspect Plumbing for Leaks** – Freezing temperatures can cause pipe damage; check for slow leaks
- **Check Fire & Safety Systems** – Test smoke detectors, fire alarms, and emergency lighting
- **Update Lighting for Longer Days** – Adjust timers and replace bulbs for better energy efficiency

### TENANT & LEASE MANAGEMENT



- **Communicate Spring Cleaning & Maintenance Plans** – Keep tenants informed about upcoming property work
- **Prepare for Summer Energy Efficiency** – Share tips with tenants to reduce cooling costs and improve sustainability
- **Review Vendor Contracts** – Reevaluate landscaping, cleaning, and maintenance service agreements