

Derby Overhead Company Preventative Maintenance Plan

Includes:

- 27-point operation and safety inspection (up to 2 doors)
- 10% off parts and labor if repair is needed
- Priority scheduling in the event of repair

Book your appointment today for \$79.95! Remember, regular inspections help maintain safety and proper functioning! (Recommend at least once a year.)

Garage Door Inspection:

1. **Door Balance:** Ensures that the springs function correctly. Visually inspect springs for rust and deterioration. If the door doesn't balance, measure each spring to ensure it can handle the weight.
2. **Rollers:** Inspect for wear and tear or damage.
3. **Cables:** Check for fraying and kinking, which can lead to damage.
4. **Drums:** Look for cracks and unusual defects.
5. **Center Bearing:** Inspect for worn or burned-out bearings. There are two types: single-piece nylon bearings or metal housing with ball bearings.
6. **Center Bracket:** Check for bending or irregularities.
7. **End Bearing Plates:** These are crucial components at each end of the spring bar. Inspect for wear or faults to ensure smooth and safe door movement.
8. **Torsion Shaft Bar:** Examine for rust and bending. This bar holds the springs and turns as the door opens and closes.
9. **Hinges:** Inspect for damage and excessive wear.
10. **Top Bracket:** Holds the top roller in place.
11. **Bottom Brackets:** Mounted at the bottom of the door section, they hold the bottom rollers and contribute to lifting.
12. **Vertical Tracks:** Ensure rollers aren't catching due to bending or damage.
13. **Horizontal Track:** Check for bending or damage.
14. **Jamb Brackets:** Attach vertical tracks to the framework on each side of the door opening.
15. **Strut:** Reinforces the door. Most doors have a top strut; some have multiple.
16. **Weather Seal:** Inspect for dry rot, shrinkage, or damage.
17. **Section (Interior/Exterior):** Check for dents or tears in the metal.

18. **Nuts and Bolts:** Examine and tighten all nuts, bolts, and operator mounts.

Garage Door Opener Inspection:

1. **Opener Controls:** Verify functioning efficiency.
2. **Opener Trolley/Carriage:** Inspect for damage; screw drive openers also checked for grinding.
3. **Safety Eyes:** Ensure efficiency and no debris interference. They prevent the door from closing if something is in its path.
4. **Motor Gears:** Check belt/chain tension and signs of deterioration.
5. **Wires:** Visually inspect for wear or cracks in the wire coating.
6. **Limits:** Test proper travel locations for opening and closing.
7. **Opening/Closing Force:** Verify correct force during operation.
8. **Nuts and Bolts:** Examine and tighten all nuts, bolts, and back hangers.