

RECOMMENDED INSPECTION / MAINTENANCE

DAILY BOILER INSPECTION

BOILER NUMBER:	DAY	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	DATE							
	TIME							
RECORD GAS METER READING	CU FT/HR							
RECORD TOTALIZED GAS USAGE	CU FT							
RECORD GAS PRESSURE BEFORE GAS REGULATOR	PSI							
RECORD GAS PRESSURE TO GAS TRAIN	INCH							
RECORD BURNER MANIFOLD PRESSURE	INCH'S							
RECORD OUTDOOR TEMPERATURE	DEG F							
RECORD INDOOR TEMPERATURE	DEG F							
RECORD STEAM FLOW	LBS/HR							
RECORD TOTALIZED STEAM USAGE	LBS							
RECORD BOILER OPERATING PRESSURE	PSI							
RECORD BOILER WATER LEVEL	INCH'S							
RECORD FEEDWATER PRESSURE (PUMP RUNNING)	PSI							
RECORD FEED TANK TEMPERATURE	DEG F							
RECORD MAKEUP WATER FLOW	GPM							
RECORD TOTALIZED MAKEUP WATER USAGE	GAL							
RECORD MAKEUP WATER TEMPERATURE	DEG F							
RECORD FLUE GAS TEMPERATURE	DEG F							
RECORD FLAME SIGNAL	MIN 10							
CHECK THAT GAGE GLASS IS CLEAN								
CHECK IF GAGE GLASS IS CRACKED/BROKEN								
CHECK OPERATING CONTROLS								
CHECK WATER LEVEL CONTROLS								
CHECK COMBUSTION VISUALLY								
CHECK GENERAL BURNER OPERATION								
CHECK GENERAL BOILER OPERATION								
BLOWDOWN BOILER								
BLOWDOWN WATER COLUMN								
TREAT WATER ACCORDING TO PROGRAM								
COMMENTS:								

THIS LIST CONSISTS OF RECOMMENDED INSPECTION / MAINTENANCE - IT MAY NOT INCLUDE ALL POINTS OF INSPECTION / MAINTENANCE FOR THE SPECIFIC BOILER ROOM.

IT MAY BE BENEFICIAL TO EXPAND UPON THIS LIST FOR RECORD KEEPING AND MAINTENANCE PURPOSES. THIS LIST DOES NOT GUARANTEE UNFORESEEABLE BOILER FAILURES,

BUT WILL CONTRIBUTE TO IMPROVED BOILER MAINTENANCE.



RECOMMENDED INSPECTION / MAINTENANCE BOILER ROOM LOG

WEEKLY BOILER INSPECTION

	DATE						
BOILER NUMBER:	TIME						
CHECK FOR TIGHT CLOSING OF FUEL VALVES							
RECORD SHUT DOWN TIMING WHEN GAS VALVE CLOSES							
CHECK FUEL LINKAGE							
CHECK AIR LINKAGE							
CHECK INDICATING LIGHTS AND ALARMS							
CHECK OPERATING CONTROLS							
CHECK WATER LEVEL CONTROLS							
CHECK LIMIT CONTROLS AND LIMIT SWITCHES							
CHECK SAFETY CONTROLS							
CHECK INTERLOCK CONTROLS							
CHECK LOW WATER CUTOFF OPERATION							
CHECK FOR:							
LEAKS							
NOISE							
VIBRATION							
UNUSUAL CONDITIONS							
CHECK OPERATION OF ALL MOTORS							
CHECK GENERAL BURNER OPERATION							
CHECK GENERAL BOILER OPERATION							
CHECK LUBRICATING OIL LEVELS							
CHECK FLAME SCANNER ASSEMBLY							
CHECK IGNITION SYSTEM							
CHECK FLAME SIGNAL							
CHECK PACKING GLANDS							

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MONTHLY BOILER INSPECTION

	DATE							
BOILER NUMBER:	TIME	TIME						
INSPECT BURNER								
INSPECT HEATING SURFACES								
INSPECT FOR HOT SPOTS								
INSPECT FOR FLUE GAS LEAKS								
INSPECT FLUE/STACK DAMPERS FOR PROPER OPERATION								
ANALYZE COMBUSTION								
CHECK COMBUSTION AIR SUPPLY								
CHECK ALL FILTER ELEMENTS								
CHECK FUEL SYSTEM								
CHECK HIGH AND LOW GAS PRESSURE SWITCHES								
CHECK CAMS								
CHECK BELT DRIVES								
CHECK LUBRICATION REQUIREMENTS								
REVIEW BOILER BLOWDOWN PROCEDURES								

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RECOMMENDED INSPECTION / MAINTENANCE BOILER ROOM LOG

SEMI-ANNUAL INSPECTION

	DATE							
BOILER NUMBER:	TIME	TIME						
INSPECT BURNER COMPONENTS								
INSPECT REFRACTORY								
INSPECT MERCURY SWITCHES								
CLEAN LOW WATER CUTOFFS								
CLEAN AIR DAMPER								
CHECK FLAME FAILURE RESPONSE								
CHECK FLAME SAFEGUARD COMPONENTS								
CHECK PIPING								
CHECK PIPING OF ALL SHUT OFF VALVES								
CHECK WIRING OF ALL INTERLOCKS OF SHUT OFF VALVES								
CHECK HAND-HOLE GASKETS								
CHECK COMBUSTION AND ADJUST IF NECESSARY								

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RECOMMENDED INSPECTION / MAINTENANCE BOILER ROOM LOG

ANNUAL INSPECTION

	DATE							
BOILER NUMBER:	TIME							
INSPECT FIRESIDE SURFACES								
INSPECT WATERSIDE SURFACES								
INSPECT BREECHING								
CLEAN FIRESIDE SURFACES								
CLEAN WATERSIDE SURFACES								
CLEAN BREECHING								
TEST SAFETY VALVES								
CHECK OPERATING PRESSURE CONTROLLER								
CHECK HIGH PRESSURE CONTROLLER								
CHECK OTHER BOILER SAFETY CONTROLS								
CHECK BOILER FEED PUMPS								
CHECK CONDENSATE RECEIVERS								
CHECK CHEMICAL FEED SYSTEMS								
CHECK DRIP LEG / STRAINER								
CHECK AUTOMATIC CHANGE OVER CONTROL								
CHECK FLUID LEVELS ON HYDRAULIC VALVES								
TIGHTEN ALL ELECTRICAL TERMINALS								
GAS PILOTS - CONDUCT PILOT TURNDOWN TEST								
REPLACE IGNITION AND FLAME RODS								
PERFORM GAS LEAKAGE TEST								
CHECK COMBUSTION AND ADJUST IF NECESSARY								

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