

9 Equipment PM Checklist

Equipment Name	Checklist Code	Checklist Name	Frequency	Checklist Steps	Apply to All Equipment within Group?	Remarks
Air Handling Unit	001	AHU Monthly PM	Monthly	1. Bleed air from top end of coil. 2. Clean condenser and evaporator. 3. Clean drain sump. 4. Clean filter. 5. Clean icemaker water trough. 6. Clean water filter. 7. Door unilateralism switch and adding oil. 8. Examines the air blower vibration and the dry sound. 9. Examines the compressor electric current. 10. Fan Coil motor speed H/M/L. 11. Flush / drain from bottom drain valve of coil, until water is clear. 12. Grease motor bearing.  13. Grease moving part of the fan & motor bearings.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Air Handling Unit	002	AHU Yearly PM	Yearly	1. Clean filter. 2. Clean icemaker water trough. 3. Clean water filter. 4. Door unilateralism switch and adding oil. 5. Examines the air blower vibration and the dry sound. 6. Examines the compressor electric current. 7. Fan Coil motor speed H/M/L. 8. Flush / drain from bottom drain valve of coil, until water is clear. 9. Grease motor bearing.  10. Grease moving part of the fan & motor bearings. 11. Inspect all equipment support frames and inspection equipment corrosion condition. 12. Inspect and clean all air grilles. 13. Inspect and clean the filter. 14. Inspect blower fan wheel blades and clean. 15. Inspect fan for evaporator.  16. Inspect fan wheel fixing to shaft for tightness. 17. Inspection and Clean the condensate pipe. 18. Inspection belt wear, replace as necessary. 19. Inspection brake valve and switch agility. 20. Inspection condition of duct and equipment insulation. 21. Inspection duct connection is secures. 22. Inspection equipment corrosion condition and Repaint.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Fan Coil Unit	003	Fan Coil PM	Monthly	1. Fan Coil motor speed H/M/L. 2. Clean filter. 3. Examines the air blower vibration and the dry sound. 4. Check thermostat 5.Check 2 way valve	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Fan Coil Unit	004	Fan Coil PM	Yearly	1. Clen evaporator. 2. Clean Tray&drain 3. Clean filter. 4. Clean water filter. 5. Examines the air blower vibration and the dry sound. 6.Check thermostat 7.Check 2 way valve 8.Fan Coil motor speed H/M/L.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
CW-Pump	005	CW-Pump	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
CW-Pump	006	CW-Pump	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Check Alignment pump 8.Check Check Valve 9.Test Butterfly Valve 10.Clean Strainer	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Water treatment pump	007	Water treatment pump	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Water treatment pump	008	Water treatment pump	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Check Alignment pump 8.Check Check Valve 9.Test Butterfly Valve 10.Clean Strainer	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Booster-Pump	009	Booster-Pump	Monthly	1.Check Voltage 2.Check Amperate	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	

				3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise		
Booster-Pump	010	Booster-Pump	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Check Alignment pump 8.Check Check Valve 9.Test Butterfly Valve 10.Clean Strainer	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Fire-Pump	011	Fire-Pump	Weekly	1.Check Operation Hours 2.Check Oil Level 3.Check Oil Pressure 4.Check Water Temp. 5.Check Speed 6.Check Fuel Level 7.Check Air Filter. 8.Check Noise 9.Check Control	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Fire-Pump	012	Fire-Pump	Yearly	1.Check Operation Hours 2.Check Oil Level 3.Check Oil Pressure 4.Check Water Temp. 5.Check Speed 6.Check Fuel Level 7.Check Air Filter. 8.Check Control 9.Check Pump Head 10.Check Pump Casing 11.Check Impeller 12.Check Mechanical Seal 13.Check Leakage 14.Check Flexible Connector 15.Check Noise 16.Check Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Jocky Pump	013	Jocky Pump	Weekly	1.Pressure Switch Start Pump 2.Pressure Switch Stop Pump 3.Check Amperate 4.Check Control 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Jocky Pump	014	Jocky Pump	Yearly	1.Pressure Switch Start Pump 2.Pressure Switch Stop Pump 3.Check Voltage 4.Check Amperate 5.Check Control 6.Check Pump Casing 7.Check Leakage 8.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Swimming Pool Pump	015	Swimming Pool Pump	Weekly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Swimming Pool Pump	016	Swimming Pool Pump	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Alignment 10.Check Valve 11.Butterfly Valve 12.Strainer 13.Vibration 14.Mechanical Seal	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Cooling Tower	017	Cooling Tower	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Cooling Tower	018	Cooling Tower	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	

				9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration		
Softener SN	019	Softener SN	Monthly	1.SOFTENER ( WATER QUALITY ) 2.Check Control 3.Valve hydolic 4.Check Tank Casing 5.Check Leakage	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Softener SN	020	Softener SN	Yearly	1.SOFTENER ( WATER QUALITY ) 2.Check Control 3.Valve hydolic 4.Check Tank Casing 5.Check Leakage 6.Check sand,carbon,(rasin ฝักรวม 3-5 ฝั)	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Chill pump	021	CHP-01	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Cooling Tower	022	CHP-01	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Chill pump	023	CHP-02	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Chill pump	024	CHP-02	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Chill pump	024	CHP-03	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Chill pump	025	CHP-03	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Condensor pump	026	CDP-01	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Condensor pump	027	CDP-01	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Condensor pump	026	CDP-02	Monthly	1.Check Voltage	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	

				2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise		
Condensor pump	027	CDP-02	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Condensor pump	026	CDP-03	Monthly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
Condensor pump	027	CDP-03	Yearly	1.Check Voltage 2.Check Amperate 3.Check Control 4.Check Pump Casing 5.Check Leakage 6.Check Noise 7.Mechanical Seal 8.Leakage 9.Check Valve 10.Butterfly Valve 11.Strainer 12.Vibration	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
PAU Unit	028	AHU Monthly PM	Monthly	1. Bleed air from top end of coil. 2. Clean condenser and evaporator. 3. Clean drain sump. 4. Clean filter. 5. Clean icemarkers water trough. 6. Clean water filter. 7. Door unilateralism switch and adding oil. 8. Examines the air blower vibration and the dry sound. 9. Examines the compressor electric current. 10. Fan Coil motor speed H/M/L. 11. Flush / drain from bottom drain valve of coil, until water is clear. 12. Grease motor bearing. 13. Grease moving part of the fan & motor bearings.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	
PAU Unit	028	AHU Yearly PM	Yearly	1. Clean filter. 2. Clean icemarkers water trough. 3. Clean water filter. 4. Door unilateralism switch and adding oil. 5. Examines the air blower vibration and the dry sound. 6. Examines the compressor electric current. 7. Fan Coil motor speed H/M/L. 8. Flush / drain from bottom drain valve of coil, until water is clear. 9. Grease motor bearing. 10. Grease moving part of the fan & motor bearings. 11. Inspect all equipment support frames and inspection equipment corrosion condition. 12. Inspect and clean all air grilles. 13. Inspect and clean the filter. 14. Inspect blower fan wheel blades and clean. 15. Inspect fan for evaporator. 16. Inspect fan wheel fixing to shaft for tightness. 17. Inspection and Clean the condensate pipe. 18. Inspection belt wear, replace as necessary. 19. Inspection brake valve and switch agility. 20. Inspection condition of duct and equipment insulation. 21. Inspection duct connection is secures. 22. Inspection equipment corrosion condition and Repaint.	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	

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