



Forest Greens Condominium Association

Hiawatha, Iowa



Overhead Garage Door Maintenance

To ensure proper operation, the following maintenance should be performed twice a year.

- Lubricate all moving parts and coat torsion springs with regular grade machine oil.
- Check for loose or missing fasteners. See warning concerning spring components under tension.
- Check moving parts for signs of wear. Pay close attention to end bearings, rollers, hinges and lift cables.
- Check track support system for loose parts.
- Check ease of door operation (if electrically operated, disconnect operator first). Note any binding or unusual noises.
- Check for seal of door against jambs, header, and floor.
- Check that all safety warning labels and tags are in place.

Periodic Cleaning: Use a mild detergent to wash your door; do not use abrasive cleansers. Check for scratches that can be reasonably repaired. If bare metal is exposed, treat with zinc-based primer. Avoid excessive touch-up; post-applied painting will not match original factory finish.

Label Maintenance: Product safety labels should be periodically inspected, cleaned or replaced as necessary to maintain good legibility at a safe viewing distance.

For additional maintenance or garage door repairs for the **Town Homes**, contact:

Adams Door Inc.
1870 McCloud Place
Cedar Rapids, IA, 52402
Phone: 319-393-4333
Website: <http://adamsdoor.chiohd.com/>

For additional maintenance or garage door repairs for the **Condos**, contact:

Overhead Door Company of Cedar Rapids and Iowa City
6515 4th Street S.W.
Cedar Rapids, IA 52404
Phone: 319-363-9976
Website: <http://www.overheadcric.com/>