



Clearing out ash & debris from woodstove.

MISSION STATEMENT

Our mission is to work in partnership with Tribes of the Doyon Region to improve rural and urban housing conditions through planning, design, and affordable and safe construction and to seek opportunities to promote community self-sufficiency through energy and infrastructure advocacy and community projects.

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Interior Regional Housing Authority

Here are other agencies and programs we recommend to be helpful in your everyday maintenance issues.

INTERIOR WEATHERIZATION INC.

(907) 452-5323

<http://www.interiorwx.org>

ALASKA COMMUNITY DEVELOPMENT CORPORATION

(907) 746-5680

<http://www.alaskacdc.org/weatherization-assistance-program.html>

GVEA- HOMESENSE AUDIT

Energy Saving Tips

(907)458-4555

www.gvea.com/rebates

HEATING ASSISTANCE

State of Alaska:

1-800-470-3058

<http://dhss.alaska.gov/dpa/pages/hap/default.aspx>



INTERIOR REGIONAL HOUSING AUTHORITY

828 27th Avenue
Fairbanks, AK 99701

Troubleshooting
Tips
to maintain your home

A few easy tips to maintain your home and keep utility costs down. We hope these tips are helpful in your everyday maintenance issues.

FURNACE & BOILER: Schedule an annual service, which is done through most local certified heating & plumbing companies. A maintained boiler runs more efficiently, keeping costs of fuel from increasing, and a stronger unlikelyhood of an inconvenient breakdown. Monitor your home's fuel usage monthly by dipping your tank to avoid running out.

HEAT RECOVERY VENTILATOR (HRV): Clean the HRV filter annually or as much as needed. We recommend running the HRV regularly in the winter and rainy months on a setting of 20mins on/40mins off. In the summer months you can use it less and open your windows for ventilation.

MOLD REMEDIATION: Check window sills and corners of the home for signs of mold. A simple method for mold remediation on hard surfaces is to clean with a bleach solution. Bleach should be used in a properly ventilated area and mixed to a solution of one cup of bleach per gallon or water. Using the HRV at the suggested setting will help prevent moisture and mold.

SMOKE & CARBON MONOXIDE DETECTORS: Test smoke and carbon monoxide detectors regularly. DO NOT disconnect or cover the detectors. Saving your loved ones' lives from a fire or inhalation from CO₂ is priceless.

WOOD STOVE & CHIMNEY STACK: Schedule to clean and inspect your woodstove and chimney once a year or more often if you use it as your main heating source. Allow the stove and ashes to cool before removing debris from the box. The purpose of cleaning the stack is to remove soot, blockages, and built-up creosote, which can potentially create a chimney fire. Remember to clear ashes from the box with a metal shovel when finished.

RANGE HOOD FAN: Clean or replace dirty filters. Wiping periodically with a degreaser can prevent grease buildup. A grease buildup. A grease fire on the stove can easily be distinguished by covering the pan with a lid or using baking soda to put the fire out. Keep a fire extinguisher near the kitchen area.

FIRE EXTINGUISHERS: Fire extinguishers are fairly inexpensive versus the cost for repair or a life. They should be checked regularly to ensure they are still in working condition.

INTERIOR CAULKING: Check caulking for cracks or separations around sink, bathtubs, toilet, faucets, countertops, back splashes, window sills, gutters, and other areas where visible. A tube of caulking and a caulking gun will cost you less than \$10 versus later repairs to water damaged areas.

CRAWL SPACE: The crawl space should be kept clear of clutter. The vapor barrier plastic keeps moisture and condensation from entering the home through the ground. If the plastic gets

punctured or ripped for any reason, you can patch it with a strong tape, such as duct tape.

RAIN GUTTERS: It is important to keep gutters clean and tightly attached to the house. Gutters collect rain water from off the roof and carry it through the downspouts and extension away from the foundation of your home. Proper maintenance will help avoid water and moisture damage to the exterior and preserve the foundation.

ROOF: It's critical to inspect your roof every year. A good time to do this is the same time you check your gutters. Look for missing or damaged shingles. Replacing one or two is easy and inexpensive. Seal any cracks that you may notice with caulking or mortar.

SEPTIC SYSTEM: By performing periodic septic tank pump-outs, you can save on costly repairs to your septic system. Septic tank pump-outs are recommended at least once every three years.

DOORS & WINDOWS: Your windows and doors should fit snugly, opening and closing freely to keep out unwanted cold/hot air or the wind. Poorly fitted windows and doors can increase utility costs.

Please note: Routine and non-routine maintenance is a homeowner responsibility and it preserves the life of your home.