

surefire tips to ensure whirlpool

The plumbing consists of the sink, faucet, disposal, and trap assembly. The very first thing I perform is check to see if there is a drain/trap assembly present. You would definitely be shocked the amount of times there is actually no disposal or trap assembly existing, instead you see a bucket. Be sure the drain piping is not "double trapped" because this will result in slow drainage as well as potential clogs. Install the stopper(s) into the sink(s) and fill with approximately 3-4 inches of water. Begin with the hot water because it could take some time to make it from the water heater to the kitchen. Once hot water arrives (left side faucet position) switch the water to cold to complete filling the sink(s). Be sure to observe any water coming from the faucet handle itself, which should be noted.

As soon as the sink is adequately filled, pull out the stopper(s), leave the water running on the side having the disposal, turn the disposal on and look out for leaks below the sink, at the disposal, and trap assembly.

When the sink is filling, check to see if the dishwasher discharge hose is properly routed to the disposal or trap assembly. The discharge hose ought to be arched/looped from the dishwasher directly up to the underside of the countertop, and then to the trap assembly or disposal. The alternative is to have an "air-gap" installed through the sink. It is the 2-inch tall shiny chrome thing having the slot inside it beside the faucet. The purpose of both the "loop" and the "air-gap" is to prevent the contents of the sink/disposal from draining in to the dishwasher, potentially producing a cross-connection.

Ensure to comment appropriately. A leak is liquid water going somewhere that will damage anything, like the cabinets or drywall. Dripping is water falling into the sink itself, not damaging anything, merely wasting water. The reason for the distinction is that 1 is a maintenance matter the other is a crucial repair to avoid further damage. Additionally, a "dry stain" is old and a "wet stain" is current. Use your moisture meter in order to ascertain what kind of stain you are observing. <http://www.kingxpress.com/5-prevalent-residential-property-inspection-myths/>

When inspecting whirlpool tubs you should always figure out precisely where the jets are pointing. A couple of years ago I was hired to do an inspection on a newly constructed house. The home was never lived in however, was staged with the use of really attractive furnishings. The inspection was going nicely, till it came time to inspect the master bathroom. The bathroom had a shower plus a separate whirlpool tub which had 10 jets. As I started my bathroom inspection I turned the bathtub faucet on to fill it and then check out the jets so as to confirm they worked. Now testing the jets in a whirlpool tub are not mandated per most standards of practice.

So I adhered to my normal inspection routine. Turned on the faucet at the sink, looked for leaks. Examined the GFCI receptacle, checked that there was a heat source etc. Well I thought the water was high enough inside the tub so as to switch on the jets. And so I turned the water off and then pointed out to my customer "here is your control to start up your jets" and then proceeded to hit the button. Well all of the jets were actually pointing up and the water level wasn't totally above

the jets. The pressure from the jets shot a stream of water out approximately 5 ft. Needless to say my customer happened to be in the path of the water stream. She was simply soaked from head to toe. Of course my initial reaction was certainly to get a towel right from the rack. Like I mentioned in the beginning the house was staged. So I lunged for the closest towel. When I was about to get the towel I spotted the little guy on a horse playing polo. I thought oh no it's a Ralph Lauren towel which is most likely \$80.

So rather than having to quite possibly pay for a towel I jerked back and picked up the roll of toilet paper and then handed it to her and said "here you go, I am truly sorry". The realtor was chuckling so hard that she had to leave the home. So the moral of the story is if ever you test whirlpool jets make sure they are definitely pointing down and regularly carry a towel in your bag.

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