



As-Needed Maintenance Sheet

Dear Franchisee/Property Caretaker,

We're excited to welcome you to your BCubed building! As part of our commitment to quality and long-term performance, we're providing an initial maintenance schedule to help you get started with caring for your building.

This schedule includes essential upkeep tasks designed to preserve the integrity, safety, and appearance of your BCubed. While it doesn't cover every aspect of building care, it lays a strong foundation for ongoing maintenance and optimal performance.

We recommend reviewing the schedule and integrating it into your regular operations. As your needs evolve, we'll be happy to assist with more comprehensive maintenance planning or support.

* BCubed is NOT responsible for building maintenance or issues caused by the lack of maintenance.

*You are advised to ALWAYS defer to the recommendations from the product manufacturer.

Thank you again for your trust in us. We're here to help every step of the way

	Maintenance Required	Tools Needed	Detailed Procedure	Notes
☐	Exterior Door (Sweep)	Part Number: 221av36	Remove all screws from the sweep, Remove sweep, Install new sweep	
☐	Exterior Door (Paint)	Gray Paint: WA9874 Red Paint: Contact BCUBED Support for Mixture	Touch up all bare metal spots with matching paint	
☐	Exterior Door Threshold (Caulk)	Solar Seal Clear Caulk Gun	Re-caulk perimeter of the threshold with recommended caulk	
☐	Drive Thru Window (Interior Caulk)	Bottom of the Window: GE Metallic Gray Metal Silicone. Top, Left and Right Sides: GE White All Purpose Silicone	Re-caulk perimeter of window with recommended caulk	
☐	Walk Up Window (Interior Caulk)	Bottom of the Window: GE Metallic Gray Metal Silicone. Top, Left and Right Sides: GE White All Purpose Silicone.	Re-caulk perimeter of window with recommended caulk	
☐	Toilet (Caulk)	Big Strech Clear Caulk, Caulk Gun	Re-caulk perimeter of the toilet with recommended caulk. Leave a 2" gap in the back of the toilet	

☐	Interior Door Threshold (Caulk)	Solar Seal Clear, Caulk Gun	Re-caulk perimeter of the threshold with recommended caulk	
☐	Interior Door (Stain)	Stain: Minwax Golden Oak 210B, Rags	Clean interior door. Put stain on a rag and wipe onto the damaged spots on the door.	
☐	Reverse Osmosis Filter HF90/HF95 (Replacement Every 54,000 Gallons)	Aqua Pure HF90 Aqua Pure HF95	Push yellow button, twist filter out, Twist on new filter until it clicks	
☐	CLS60 Filter (Replacement Every 54,000 Gallons)	Aqua Pure CLS60	Push yellow button, twist filter out, Twist on new filter until it clicks	
☐	Siding (Caulk)	Dark Gray: Big Stretch Ironstone Light Gray: Big Stretch Slate Gray Fast Plank: Big Stretch Clear, Caulk Gun	Re-caulk perimeter of all siding panels	
☐	Siding (Paint)	Dark Gray: Griffon SW7026 Light Gray: Functional Gray SW7024 Blue: SW 6959 Blue Chip Orange: SW6887 Navel	Paint any panels that have wear or fading	
☐	Frame (Paint)	Red: Contact BCUBED Support for Mixture Orange: Rust-oleum Allis Chalmers Orange Black: Rust-oleum	Paint any spots that have wear or fading	

		protective enamel Gloss Black		
☐	Electrical Penetrations (Caulk)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk any penetrations with Big Stretch Clear Caulk	
☐	Water Inlet (Caulk/Sealing)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk water inlet pipe with Big Stretch Clear Caulk	
☐	Water Outlet (Caulk/Sealing)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk water outlet pipe with Big Stretch Clear Caulk	
☐	Water Inlet (Paint)	Blue: Contact BCUBED Support for mixture Gray: RAL 7042 BCUBED TRAFFIC GRAY CAR QUEST	Repaint water inlet pipe with specified paint	
☐	Water Outlet (Paint)	Blue: Contact BCUBED Support for mixture Gray: RAL 7042 BCUBED TRAFFIC GRAY CAR QUEST	Repaint water outlet pipe with specified paint	
☐	Fascia (Paint)	Red: BCUBED RED 75381 CAR QUEST Blue: PRECISION COLOR 87 361 305 HARBOR BLUE Orange: 6500-93669	Repaint fascia with specified paint	
☐	Fascia (Caulk)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk edges of fascia around the tower with Big Stretch Clear Caulk	

☐	Walk Up Window (Exterior Caulk)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk perimeter of window with Big Stretch Clear Caulk	
☐	Drive Thru Window (Exterior Caulk)	Big Stretch Clear Caulk, Caulk Gun	Re-caulk perimeter of window with Big Stretch Clear Caulk	
☐	Walk Up Window Canopy (Paint)	Red: Contact BCUBED Support for Mixture Orange: 6500-93669	Repaint canopy with specified paint	
☐	Roofing (Caulk)	Gray Roof: Duro-Last Gray White Roof: Duro-Last White Caulk Gun	Re-caulk perimeter of roofing material with matching Duro-Last caulk	
☐	Roofing (Connections)		Call BCUBED support for assistance	