

Commercial Pressure Washer Maintenance Checklist

A practical schedule for hot and cold water pressure washers in commercial service. Most failures we repair are maintenance failures — not wear-outs. Sun Pro Supply is the exclusive authorized Hotsy dealer for seven Florida counties.

Unit ID / Location	Make & model	Serial number
Hours per week	Hot water / cold water	Date / technician

After Every Use

- ☐ Flush the system with the burner OFF for one minute — cools the coil, clears residual detergent
- ☐ Confirm the burner shut down cleanly; listen for anything new at shutdown
- ☐ Coil the hose without kinks; never drive over it
- ☐ Store gun and wand where they cannot be dropped, crushed, or frozen
- ☐ Note anything that felt different today — weak pressure, slow heat-up, a new noise

Weekly

- ☐ Check pump oil level and condition — milky oil means a seal failure is already underway
- ☐ Check engine oil level (engine-driven units)
- ☐ Clean the water inlet screen — the highest-value five minutes in this schedule
- ☐ Check fuel level; drain water from the fuel filter or water separator
- ☐ Inspect gun, wand, and hose for cuts, bulges, or wear — bulged hoses fail without warning
- ☐ Confirm detergent draw and metering are working

Monthly

- ☐ Inspect nozzle for wear; replace as needed — erosion is invisible and costs pressure
- ☐ Check fittings and quick couplers for leaks and debris
- ☐ Inspect burner fuel nozzle and electrodes for soot or carbon bridging
- ☐ Check belts and couplings for tension and wear
- ☐ Clean air intake and cooling surfaces — dust causes overheat shutdowns
- ☐ Check for oil or water weeping at the pump crankcase and fittings

Quarterly to Semi-Annually

- ☐ Replace the fuel filter — every 3 to 6 months depending on fuel quality and use
- ☐ Drain and inspect the fuel tank; treat or replace stale fuel
- ☐ Test the high-temperature limit switch and thermostat operation
- ☐ Check unloader function — does it drop into bypass cleanly when the trigger is released?

Annually

- ☐ Descale the heating coil — annually minimum, sooner on hard water. Biggest efficiency factor on a hot water machine
- ☐ Change pump oil; inspect packing and seals
- ☐ Replace spark plugs and air filters (engine-driven units)
- ☐ Inspect hoses end to end; retire any showing age — pressure hoses have a service life
- ☐ Full burner tune-up — fuel nozzle, electrodes, filter, combustion set with instruments (technician)
- ☐ Test flow, vacuum, and pressure switches (technician)

Florida-Specific Notes

Scale is the local problem. Florida water carries dissolved minerals that precipitate out as water heats. Watch for this order: longer heat-up → lower temperature at the gun → high-temperature limit tripping → restricted flow. Descaling on schedule costs a fraction of a replacement coil; a water softener ahead of a hard-water machine pays for itself.

Heat is the second one. Machines in unconditioned Florida shops run hot and dusty. Clogged cooling surfaces are a leading cause of engine and burner-motor shutdowns.

Freeze risk is real in North Florida. A hard freeze can split a coil holding water. If a machine sits unheated through a cold snap, drain it.

Storage over one month: drain or treat fuel, drain the coil if freezing is possible, run the pump with the burner off for a minute, and never store with detergent in the system.

Recommended Spares Kit

- ☐ Spare nozzle set in the machine's orifice size — the most common single cause of pressure complaints
- ☐ Fuel filters and water separator cartridges
- ☐ Pump oil
- ☐ Pump seal or packing kit
- ☐ O-rings and quick-coupler seals
- ☐ Spare high-pressure hose
- ☐ Burner fuel nozzle and electrode set
- ☐ Inlet screen

Unit Log

Date	Interval	Task completed	Initials	Notes / follow-up

Technician-level tasks are marked above. Combustion adjustment, fuel pump pressure, ignition transformers, flow switches, and coil descaling require instruments — don't improvise these. Never run a burner that is smoking or failing to light: unburned fuel saturates the insulation and creates a fire risk, and incomplete combustion produces carbon monoxide.

Need this schedule built for your machines, or a maintenance agreement? Call **(904) 693-2155** — Sun Pro Supply, 5466 W Beaver St, Jacksonville FL 32254.