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Conditional Based Maintenance Audits

Conditional Based Maintenance can help reduce unforeseen cost. Condition Based Maintenance (CBM) is a maintenance strategy that uses the actual condition of the asset to decide what maintenance needs to be first. CBM dictates that maintenance should only be performed when certain indicators show signs of decreasing performance or upcoming failure. Checking a machine for these indicators may include non-invasive measurements, visual inspection, performance data and scheduled tests. Other methods of measurement included infrared thermal imaging, airflow measurements, sound, and vibrations analysis.

Condition Based Maintenance is performed only when it is triggered by actual mechanical and electrical equipment working conditions. Unlike in planned scheduled maintenance (PM), where maintenance is performed based upon predefined scheduled intervals, by having a clear vision of potential problems that lie ahead, facility owners can plan ahead before any major breakdown. Reduction in profitability and dependability in any business is detrimental. Conditional Based Maintenance reduces the overhead of a maintenance crew. Using CBM facility managers complete more projects with smaller maintenance teams. Whether your maintenance team is in-house personnel or contracted out Galicia Commissioning Group, Inc. can assist in finding the optimal maintenance strategy.