Kitchen Appliances — Dishwasher, Disposal, Fridge, Stove/Oven, Microwave

General guidance — your appliance make/model may differ. When in doubt, stop and contact PCPM.

Common symptoms

- Disposal hums but does not spin, or is silent
- Dishwasher not draining or dishes dirty
- Refrigerator not cold enough
- Burner or oven not heating
- Microwave dead

Try this first

1. Any appliance dead: check it is plugged in, the breaker, and any GFCI near the sink.
2. Disposal: switch OFF. Press the red reset button on the bottom. If it hums, insert a 1/4" hex (Allen) key in the bottom center and work it back and forth, then reset and run with cold water.
3. Dishwasher: clean the filter in the bottom of the tub, scrape (do not pre-rinse) dishes, use dishwasher detergent only, run hot water at the sink first. If it will not drain, run the disposal first.
4. Refrigerator: check the temperature dial (fridge 37–40°F, freezer 0°F), keep vents inside clear, make sure doors seal, and leave space behind it. Allow 24 hours after changes.
5. Stove/oven: make sure burners are seated properly and knobs are fully on; check whether the oven is in timed/lock mode (see the manual — search model number on the brand site).
6. Microwave: check the door closes fully; reset the breaker/GFCI.

Safety first

- Never put your hand into the disposal. Never put grease, bones, fibrous peels or pasta down it.
- Do not move gas ranges or disconnect gas lines.
- If an oven or stove smells like gas, turn it off if safe, leave and call 911 and City Utilities (417-863-9000).
- Do not pull the fridge out if it has a water line — ask PCPM first.

When to call PCPM

Call PCPM if the appliance still does not work, is leaking, sparking, or the refrigerator is warm (food safety — call promptly).

Emergencies (no heat in freezing weather, active leak, no water, sparking/burning smell, sewage backup, security issue): call PCPM immediately at 417-844-6363. Non-emergencies: submit a request on the Tenant Portal or email pcpmrentals@gmail.com with photos.

Helpful links

- How to fix a jammed garbage disposal (YouTube)
- The best way to clean your dishwasher (YouTube)
- Refrigerator condenser coil cleaning (show to PCPM before moving the fridge) (YouTube)
- GE Appliances support
- Whirlpool
- Frigidaire
- Samsung support
- LG support