

TASKS FOR HEATING AND COOLING

- CLEAN FILTER/REPLACE ●
- INSPECT AIR FILTER HOUSING AND SEAL ●
- TEST SAFETY CONTROL OPERATIONS, CONTROL SEQUENCES AND TEST RANGES ●
- TEST THERMOSTAT OPERATION ●
- TEST AND INSPECT DRAIN PAN SAFETY SWITCHES ●
- TEST AND INSPECT UNIT SAFETY SWITCH ●
- CHECK EQUIPMENT GROUNDING ●
- MEASURE AND RECORD LINE VOLTAGE ●
- INSPECT ELECTRICAL CONNECTIONS AND WIRES ●
- INSPECT ELECTRICAL DISCONNECT BOX ●
- INSPECT AND TEST CONTACTORS AND RELAYS ●
- VISUALLY INSPECT ALL STAND ALONE CAPACITORS ●
- TEST CAPACITOR'S OPERATION ●
- MEASURE AND RECORD AMP DRAW TO BLOWER MOTOR / NAMEPLATE DATA (FLA) AS AVAILABLE ●
- BLOWER MOTOR VOLTS-CHECK & RECORD ●
- INSPECT FAN BELT TENSION AND ADJUST AS NEEDED ●
- INSPECT BELT AND PULLEYS FOR WEAR AND TEAR ●
- INSPECT FAN BLADE/ BLOWER WHEEL CONNECTION TO BLOWER MOTOR SHAFT• IF ACCESSIBLE AND REMOVAL NOT INCLUDED CONDENSER FAN MOTOR AMPS-CHECK & RECORD ●
- CONDENSER FAN MOTOR VOLTS-CHECK & RECORD CLEAN CONDENSATE DRAIN WITH NITROGEN IF ACCESS PORT IS AVAILABLE TEST CONDENSATE PUMP ●
- TD ACROSS EVAPORATOR COIL ●
- RECORD INDOOR COIL ENTERING TEMPERATURE RECORD INDOOR COIL EXITING TEMPERATURE INSPECT OUTDOOR COIL FINS INSPECT WELDED JOINTS ON ACCESSIBLE REFRIGERANT LINES FOR OIL LEAKS ●
- RINSE OUTDOOR COIL WITH WATER ●
- RECORD COMPRESSOR AMPS ●
- RECORD COMPRESSOR VOLTS ●
- TEST INDUCER FAN MOTOR AND INSPECT ASSEMBLY ●
- INSPECT FLUE FOR WATER AND CORROSION ●
- INSPECT BURNERS FOR CORROSION, BLOCKAGE AND FOR PROPER IGNITION ●
- VISUALLY INSPECT THE FLAME SENSORS ●
- INSPECT HEAT EXCHANGER FOR SIGNS OF CORROSION, STRUCTURAL PROBLEMS AND ERRATIC FLAME ●
- INSPECT/ RECORD OHM READING ON HOT SURFACE IGNITER ●
- MEASURE/ RECORD TD ACROSS HEAT EXCHANGER ●
- VISUALLY INSPECT VENT CONNECTORS IF ACCESSIBLE IN MECH ROOM ●
- INSPECT FOR COMBUSTIBLE MATERIALS NEAR VENTING OR PIPE ●
- VISUALLY INSPECT FUEL CONNECTIONS/ GAS LINE ●
- CHECK FOR CARBON MONOXIDE 'SHUT DOWN UNITS WITH READINGS OVER 3PPM ●
- HEAT PUMP: VERIFY REVERSING VALVE OPERATION ●
- HEAT PUMP: TEST DEFROST CYCLE ●
- HEAT PUMP: INSPECT OUTDOOR UNIT CONDENSATE DRAIN PORTS ●
- HEAT PUMP: CHECK BACK UP/ EMERGENCY HEAT ●

BENEFITS OF MAINTENANCE

- Improved Capacity
- Preferred Customer Status
- Lower Utility Bills
- Safe Equipment Operation
- 10% Discount on Repairs
- 3% Discount on System Replacements
- 24-HR Emergency Service Extended
- Equipment Life Fewer Repairs
- Parts & Labor Warranty On Qualifying Replacement Parts
- Priority Scheduling
- Text Message Reminder Services
- 45 Point Inspection

- Heating Item
- Cooling Item
- Completed at both visits

