



Commercial Preventative Maintenance Agreement

Regular Hourly Rate: \$95.00 per hour

Discounted Hourly Rate: \$82.00 per hour

Our Commercial Preventative Maintenance Agreement provides routine maintenance inspections for your HVAC system(s). This agreement provides you with quarterly (every 3 months) maintenance inspections to ensure peak performance of your HVAC system(s). Your Preventative Maintenance Inspection will provide the following:

1. Check System filters and clean or replace as necessary (Filters provided by company will be an additional charge).
2. Check for adequate refrigerant charge. (Adjustment of refrigerant level will be an additional charge)
3. Check condenser and clean if necessary
4. Lubricate condenser fan motor, if needed
5. Check condenser fan blade for tightness.
6. Check all electrical connections and tighten.
7. Check electrical voltages & amperages.
8. Clean condensate drain line.
9. Check blower motor for proper balance, electrical amperage reading, and operation
10. Lubricate all bearings where applicable
12. Check all safety controls
13. Inspect contactor points
14. Check and clean thermostat
15. Check lockout controls
16. Inspect evaporator coil cleanliness
17. Inspect start capacitor.
18. Inspect run capacitors.
19. Check for vibration and noise.
20. Inspect relays.
22. Check superheat/subcooling temperature readings
23. Check all belts and change as necessary (Belts provided by company are at an additional charge)
24. Check overall operation of heating/cooling equipment
25. Recommend replacement of parts showing signs of failure to minimize unexpected breakdowns.

*This preventative service should be scheduled during normal working hours, Monday through Friday, 8 a.m. to 4:30 p.m.

*Discounted repairs and services – All of our commercial maintenance customers receive priority status on service calls and a hourly discounted rate on repairs (excludes unit/system replacement quotes, parts, and overtime hourly rates of time and half charges....i.e. (\$82.00 x 1.5))

*Commercial maintenance service does not include replacement of any part(s), or labor to replace part(s), pertaining to the system(s) or any items (such as, filters, drain pan strips, condensate drain line repairs, refrigerant, etc.)

PLEASE CALL TO SCHEDULE A MAINTENANCE SERVICING DATE

904-424-0675

A Degree Above
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