



3700 Fredericksburg, Suite 121  
 San Antonio, TX 78201  
 210 738 2665  
 www.AirSystemsAC.com

## Planned Maintenance Agreement

Air Conditioning	Gas Furnace	Electric Heat / Heat Pump
<input type="checkbox"/> Clean the condenser coil	<input type="checkbox"/> Vacuum loose rust from heat exchanger	<input type="checkbox"/> Check amp draw of electric heater
<input type="checkbox"/> Check starting components	<input type="checkbox"/> Check for holes or cracks	<input type="checkbox"/> Check electric heating element
<input type="checkbox"/> Check thermostat calibration	<input type="checkbox"/> Check and clean pilot burner	<input type="checkbox"/> Check electrical controls
<input type="checkbox"/> Check condenser fan motor bearing for wear	<input type="checkbox"/> Light pilot burner	<input type="checkbox"/> Check and lubricate blower motor
<input type="checkbox"/> Check blower motor bearings for wear	<input type="checkbox"/> Check thermostat, adjust heat anticipator (if necessary)	<input type="checkbox"/> Check thermostat, adjust heat anticipator (if necessary)
<input type="checkbox"/> Clean condensate drain line	<input type="checkbox"/> Check flame condition	<input type="checkbox"/> Check for frail or burnt wires
<input type="checkbox"/> Check operation and general condition of unit	<input type="checkbox"/> Check for gas leaks	<input type="checkbox"/> Check electrical safety controls
<input type="checkbox"/> Check filter and replace with owner's filter	<input type="checkbox"/> Check for proper combustion for furnace burners	<input type="checkbox"/> Check filter and replace with owner's filter (if necessary)
<input type="checkbox"/> Check drain pan for standing water	<input type="checkbox"/> Check safety limit thermostat	<input type="checkbox"/> Check heat strips
<input type="checkbox"/> Check evaporator coil, if accessible	<input type="checkbox"/> Check belt & pulley (if applicable)	<input type="checkbox"/> Check heat pump for proper refrigerant charge
<input type="checkbox"/> Check refrigerant pressures/superheat/subcooling	<input type="checkbox"/> Check filter and replace with owner's filter (if necessary)	<input type="checkbox"/> Check accessories
<input type="checkbox"/> Check condition of wires	<input type="checkbox"/> Check condition of vent pipe and if properly installed	<input type="checkbox"/> Check condition of heat pump outside coil
<input type="checkbox"/> Check motor amperages	<input type="checkbox"/> Check overall operation and general condition of furnace	<input type="checkbox"/> Clean heat pump outside coil (if necessary)
<input type="checkbox"/> Lubricate motors	<input type="checkbox"/> Check for carbon monoxide	<input type="checkbox"/> Check refrigerant line insulation
<input type="checkbox"/> Examine & tighten electrical connections	<input type="checkbox"/> Check motor amperages	<input type="checkbox"/> Check operation and general condition of unit
<input type="checkbox"/> Examine contactor points for pitting and wear	<input type="checkbox"/> Lubricate motors	<input type="checkbox"/> Check motor amperages
<input type="checkbox"/> Check belts for wear & proper tension	<input type="checkbox"/> Check belts for wear & proper tension	<input type="checkbox"/> Lubricate motors
<input type="checkbox"/> Check for proper voltage	<input type="checkbox"/> Advise owner of any problems	<input type="checkbox"/> Check belts for wear & proper tension
<input type="checkbox"/> Check safety controls		<input type="checkbox"/> Advise owner of any problems
<input type="checkbox"/> Check crankcase heater, if applicable		

Pricing is based upon inspections during regular business hours. If performed after 5 PM and on weekends, there will be an overtime fee.