



A to Z Preventive Maintenance Agreement

Outside Unit

- A.** Visually inspect the condenser area.
- B.** Clean condenser coil if necessary.
- C.** Remove any trash / debris from outside and inside of condenser unit.
- D.** Remove access panel to condenser and visual inspect all wires and electrical connections.
- E.** Check operating pressures
- F.** Check the systems current subcooling .
- G.** Check the systems current superheat.
- H.** Check the voltage supply to the unit
- I.** Check the amperage readings to the compressor and condenser fan motors.
- J.** Check the microfarad rating to capacitor(s).
- K.** Check the insulation on copper lines.

Inside Unit

- L.** Visually inspect the air handler area.
- M.** Vacuum out the condensate line to remove any debris or possible blockages.
- N.** Brush clean evaporator coil if needed.
- O.** Visually inspect blower motor wheel.
- P.** Remove access panel to air handler and visually inspect all wires and connections.
- Q.** Check voltage supply to the air handler.
- R.** Check the amperage reading to the blower motor.
- S.** Check the microfarad reading to the blower motor capacitor.
- T.** Check the heating element if applicable.
- U.** Check the amperage reading of the heater element when energized.
- V.** Check the insulation on the copper lines
- W.** Check the air handler drain pan area.
- X.** Check the systems air filter.
- Y.** Check to insure the proper circuit breakers are used for the system.
- Z.** Check thermostat and residence temperature.