

# SERVICE AGREEMENT

## AIR CONDITIONING

- AIR FILTER** will be inspected.
  - » A restricted air filter can cause your air conditioning unit to waste energy and shorten the compressors life. Customer should replace properly sized air filter every month. Unfortunately we are unable to carry filters on our trucks due to the many different kinds of filters. However, if you provide a filter or call and order one from us in advance our technician will be glad to change it for you.
- BLOWER WHEELS** will be inspected and cleaned.
  - » Dirty blower wheels reduce air flow, causing longer operating time and increased cost. This problem can lead to lost comfort and compressor failure.
- MOTORS** will be cleaned and inspected.
  - » Dirty motors are less efficient and will fail sooner.
- EVAPORATOR COIL** will be inspected and cleaned if accessible.
  - » Evaporator coils become dirty because air filters only collect a portion of the particles in the air. Even a small amount of dirt can decrease efficiency and increase operating costs. This is also a major cause of compressor failure.
- CONDENSATE DRAIN** will be cleaned for proper drainage.
  - » Algae can plug a condensate drain which can cause expensive water damage. Algae tablets will be installed to prevent future growth.
- DUCT WORK** will be checked for leaks at the unit.
  - » Air leaks will be sealed if present.
- THERMOSTAT** will be checked for proper operation.
  - » Improperly calibrated thermostats allow the unit to run longer than necessary. Every degree your air conditioning operates below 78 degrees can add 5 to 8% to the cost of cooling.
- CONDENSER COIL** will be cleaned as required.
  - » Dirty condenser coils raise refrigerant pressure higher than needed increasing your electric bill.

- REFRIGERANT CHARGE** will be checked.
  - » A low or high refrigerant charge can easily go unnoticed and increase operating cost. An improper charge can cause compressor shutdown.
- CAPACITORS** will be inspected.
  - » Bad capacitors can lead to compressor and motor failure.
- COMPRESSOR OPERATIONS** will be checked for proper operation and performance and documented.
- CONTROLS and SAFETIES** will be inspected and tested.
  - » Controls and safeties that do not function properly can increase operation cost and cause other components to fail.
- RELAYS and CONTACTORS** will be inspected.
  - » Worn contacts and loose wires can lead to a motor compressor failure.
- UNIT WIRING** will be inspected and tightened.
  - » Loose connections could cause unnecessary breakdowns.
- TEMPERATURES and PRESSURE** will be recorded.
  - » An accurate record of your equipment's vital data can indicate potential problems, which can be eliminated. A record will be kept which may reduce emergency service time.
- LEAVES** will be removed from outdoor unit.
  - » Leaves and other items such as dryer lint and pet hair, stopping your outdoor condensing unit will not allow proper drainage, this can lead to rust and other potential problems.
- CRANKCASE HEATER** will be checked.
  - » Crankcase heaters that do not work can lead to a compressor failure.
- UNIT DISCONNECT** will be inspected.
  - » A worn or over heated disconnect blows fuses and is dangerous.

## HEAT PUMPS

- DEFROST TIMER** will be checked.
  - » A defrost timer that is not working properly can cause a loss of heat and can shorten the compressor's life.
- REVERSING VALVE** will be optionally checked.
  - » A reversing valve that is not operating properly can waste energy and cause a loss of heat.
- AUXILIARY HEAT STRIPS** will be checked.
  - » Heat strips that are not operating properly can cause a loss of heat or increase electric cost higher than necessary.

## DUCT CLEANING



The air we breathe is no cleaner than the duct system. Our method of duct cleaning will clean the ducts, evaporator coil, blower wheel and registers. Then the complete system is sanitized to remove any bacteria and mildew.

Mold Remediation is not part of this process: Barineau Heating & Air Conditioning, Inc. is not responsible for any mold removal or treatment.

## GAS HEATING SYSTEMS

- HEAT EXCHANGER** will be inspected for cracks and deterioration.
  - » A heat exchanger can develop cracks with age. If they exist, there is a risk of serious illness from the toxic fumes emitted.
- BURNERS** will be inspected and cleaned.
- THERMOCOUPLE** will be checked and cleaned as needed.
- FAN SWITCH** will be checked and adjusted as needed.
  - » A fan switch that is not properly adjusted can waste energy or cause nuisance fan cycling.
- PILOT** will be cleaned and adjusted as necessary.
  - » Weak or dirty pilots can easily be extinguished causing the furnace to shut down. Some units may have auto pilots.
- SAFETY CONTROLS** will be operationally checked.
  - » Safety Controls that do not operate can cause dangerous problems.
- GAS LINE** will be leak checked from the furnace shut off valve to the burners.
  - » Undetected gas leaks are costly and hazardous.
- COMBUSTION AIR** openings will be checked.
  - » Blocked or restricted combustion air openings can cause unnecessary repairs.
- FLUE PIPE** will be inspected.
  - » Flue Pipe corrosion or leaks are hazardous to your health.
- SECURE ALL PANELS**
  - » Loose panels can increase operating costs and bring in unfiltered air.

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