

G & S Air will keep your system operating efficiently to help you save money on your electric bill!

AVERAGE LIFE	DIRTY / NEGLECTED	A/C SYSTEM	7 TO 9	YEARS
AVERAGE LIFE	CLEAN / WELL-MAINTAINED	A/C SYSTEM	12 TO 16	YEARS

We recommend a **Service Agreement Program**. On this program you will receive **two cleanings per year and 10% off any service call diagnostic charge**, should your Air Conditioning and Heating System have a breakdown.

24-Point Clean and Check Preventative Maintenance:

1. **BACTIGARD YOUR EVAPORATOR COIL:** This helps keep bacteria and mildew from growing on your evaporator coil for better indoor air quality.
2. **WASH OR REPLACE AIR FILTERS:** You can order filter through our home delivery program. It is recommended that you replace your filters monthly.
3. **CLEAN OUT DRAIN PAN:** Algae will build up in your drain pan and cause odors. We recommend that you put pan protectors in your pan to prevent this build up.
4. **FLUSH CONDESATE DRAIN LINE:** The biggest cause of water damage to your home is stopped up drain lines. We vacuum out the drain line to prevent this.
5. **BLOWER WHEEL CHECKED:** The technician will check the blower wheel inside your air handler and make sure too much dust and mildew hasn't built up causing damage to your blower motor.
6. **VISUAL REFRIGERANT LEAK INSPECTION ON AIR HANDLER:** Early detection of a refrigerant leak can save large repair bills.
7. **TIGHTEN ELECTRICAL CONNECTIONS:** A loose electrical connection can cause damage to your wiring and parts.
8. **OIL BLOWER MOTOR:** Not all motors need to be oiled. Lubricating helps to increase the life of your blower motor.
9. **AIR HANDLER VISUAL INSPECTION:** We check your air handler for any worn or burnt parts that may potentially cause problems to your system.
10. **CLEAN CONDENSER COIL:** A dirty condenser coil can cause damage to your compressor and condenser fan motor.
11. **CLEAN CONDENSER CABINET:** We wash down the outside of the unit and remove and debris that may be building up around the bottom of your unit.

12. **TIGHTEN SCREWS ON CABINET:** We make sure all the screws are tight on cabinet and check the Schrader caps to be sure they are in place.
13. **INSULATION ON COPPER LINES:** We check to make sure that the insulation hasn't been torn off the copper line set running down the side of the house and connecting to the unit.
14. **LEVEL THERMOSTAT:** Depending on the type of thermostat that you have we can make sure it is working accurately.
15. **REFRIGERANT PRESSURE READINGS:** We put our refrigerant gauges on your system to make sure that it has a proper refrigerant charge. Our technicians are EPA Certified. If you need refrigerant added it can be done for an additional charge.
16. **AMPERAGE OF COMPRESSOR:** We put our amp meter on the electrical connections to be sure that the compressor is pulling the correct amount of amps.
17. **AMPERAGE OF FAN MOTOR:** We put our amp meter on the electrical connections to be sure that the motor is pulling the correct amount of amps
18. **AMPERAGE OF HEAT STRIPS:** We make sure your heat strips are pulling the correct amount of amps and functioning properly.
19. **TEMPERATURE DIFFERENTIAL:** We take temperature readings across the coil and returns to make sure your system is operating at peak performance.
20. **RECORD DATA:** We make record of all the data collected and give you a copy for your records.
21. **WARRANTY:** We give you a 30 day labor warranty and a 1 year parts warranty on anything we replace.
22. **CONDENSER VISUAL INSPECTION:** We perform a complete inspection of all the mechanical parts in your outside unit. We make recommendations on any worn or burnt parts we see.
23. **REFRIFERANT LEAK INSPECTION ON CONDENSER:** We make visual inspection to see if there are any signs of refrigerant oils on