

Job #117049519

HB Maintenance Tune Up (A/C)

Job Details

Date

2024-07-12

Customer Name

Alastair McIntyre

Address

167 Raleigh Street, Chatham, ON N7M 2N3 Canada

Technician On Site

Emily Piggott

Key Points 1



Key Points 2



Key Points 3



Technicians Comments

Please note anything of importance you found during todays visit.

Filter is plugged - replaced
Condenser coil is dirty

Technicians Recommendations

Please note any recommendations or required repairs.

Continue with annual maintenance
Replace filter and left a spare
Replace blower motor under warranty due to it leaking oil

Before Photos of Equipment Serviced Today

Stand back and take a photo of the equipment with the doors off, as you found it before you have performed your maintenance.



After Photos of Equipment Serviced Today

Stand back and take a photo of the equipment with the doors off, after you've performed your maintenance.



Equipment Life Expectancy

Green rated equipment and components are in "good as new" condition.

Yellow rated equipment is considered aging, components are functioning, but are at risk of sudden failure.

Red rated equipment and components are considered failed and require replacement.



Equipment Efficiency

Green rated equipment is operating at designed efficiency

Yellow rated outside is operating outside of designed efficiency and will require service.

Red rated equipment is operating far beyond design efficiency and needs immediate attention.



Are Additional Services or Repairs Being Completed Today?

Is service being performed today to repair or increase system performance?

Yes

Details of Work Performed

Detail the work you performed and the results the customer will see.

Replace blower motor under warranty and replace filter

Tested operations of new blower motor - unit is working as intended

Before and After Photos of Work Performed

Before and after photos of any services or repairs performed during today's visit



Final Check and Walkthrough

Check that the unit is running from the thermostat before you leave to avoid callbacks.

Yes

HB Seal of Approval

Picture of the HB sticker on the equipment



Equipment Details

Make:

YORK

Model #:

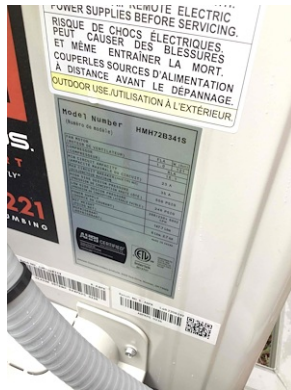
HMH72B341S

Serial #:

A8PKPC0236

Photo of Rating Plate(s)

photo of the rating plate(s) of the equipment being worked on today. please make sure the full model and serial are clear and visible.



Information for Today's Visit

This maintenance is for your:

Cooling Maintenance

Does anyone in the home have allergies? Are there rooms that are hard to heat or cool?

No

Relative Humidity in the Living Space

Measure the RH% near the thermostat in the living space. Optimal relative humidity is between 30-50%



How have your energy bills been lately?

Typical

Notes from the Customer

-

Thermostat

Is the customer satisfied with their thermostat? Is it accurate? Check the overall condition of the thermostat. Replace batteries if required(customer supplied)



Water heater ownership?

Rental

"Rents through Handy Bros"

Furnace/Air Handler

Furnace/Air Handler Inspection

Are you performing a tankless flush today?

No

Operational Check

Does the unit turn on and blow cool air? For proper maintenance to be completed, the unit must be operational.

Yes

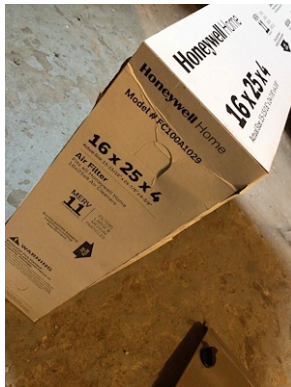
Air Filter Condition

Grade the condition of the air filter



Before and After Photo of the Air Filter

Replace air filter as required. Take a photo that includes the size, date installed with initials.



Flush Out Drain System

Flush the drain system using your blower by pressurizing the pipes to push out any potential blockages. Inspect the hoses and trap for damage or potential leak points.



Photo of Drain system with Cleanout Access

Take a photo of the drain cleanout access for future cleanings.



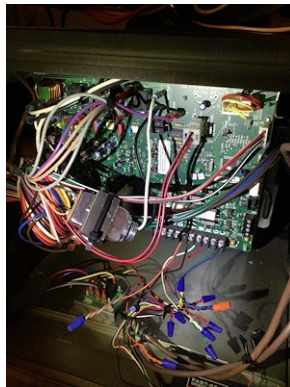
Indoor Circuit Board

Clean and inspect the circuit board. Blowout using your blower and a soft brush to clean of any dust and debris, and inspect the board for hotspots and corrosion.



Indoor Circuit Board Photo

Photo of the circuit board after cleaning.



Blower Assembly Condition

Visually inspect and test the blower motor and fan wheel on the furnace/air handler. Inspect for bearing play and oil leakage, check amps on the neutral wire of the unit with the doors on and filter in place for proper readings. Also inspect fan wheel for dirt/dust buildup.



Blower Motor Photo



Photo of the Blower Wheel



Cooling Equipment

What type of air conditioner?

Variable AC

Cooling Maintenance for Protection, Performance and Peace of Mind

Connect Gauges and Probes to Perform Operational Tests

Electrical Emergency Disconnect Condition

Inspect and test the electrical disconnect of the unit. It should be up to code, accessible and easy to turn off in case of an emergency. Sticking disconnects are dangerous and are required to be replaced.



Electrical Compartment

Inspect the electrical system of the unit for corrosion, loose connections, frayed wires, or any potential hazards.



Electrical Compartment Before and After Photo

Use your blower to blow out any dust, cobwebs and debris from the electrical compartment. Take before and after photo.



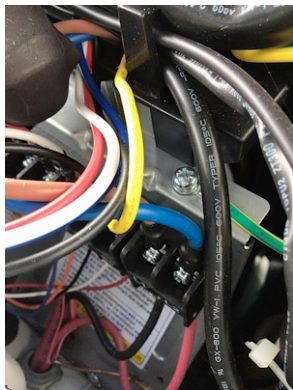
Outdoor Circuit Board

Clean and Inspect the circuit board. Blowout using your blower and a soft brush to clean of any dust and debris, and inspect the board for hotspots and corrosion.



Outdoor Circuit Board Photo

Photo of the circuit board after cleaning.



Condenser Fan Motor Condition

Inspect the condenser fan motor for oil leakage, bearing play and overheating. Check that the blade is balanced and set properly



Compressor Condition

Inspect the compressor, check for grinding, bearing wear and overheating.



Refrigerant levels

Current status of the air conditioner refrigerant levels. Refrigerant systems are closed pressure systems and should never be low on refrigerant.



"Suction line temp - 61F Liquid line temp - 79F"

Refrigerant Pressures Photo

Take a straight on photo of your refrigerant gauges with the unit running full bore.



Temperature Split

Measure the return air temperature and the supply air temperature in Fahrenheit. Typically 15-20F

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Outdoor Coil Visual Inspection

Inspect the outdoor coil for cleanliness, damage, and overall condition.



Condenser Coil Before and After Photos

Photos of the outdoor condenser coil before and after the cleaning.

