

Call
Top Rank

Heating &
Air Conditioning, Inc.
today to become a
Planned Seasonal
Maintenance Member!

916-667-3399
209-251-5735



*#1 Choice For All Of Your
Heating & Air Conditioning Needs!*

Sacramento
916-667-3399

•
Central Valley
209-251-5735

•
www.toprankhvac.com

License # 827711

Planned Seasonal Maintenance

Why should you become a Planned Seasonal Maintenance Member?

- Regular service of your equipment can save you thousands of dollars.
- Maintains the equipments designed efficiency.
- Reduces possible breakdowns, extending your sytems life!

Member Benefits

- Priority over non-maintenance members for all emergency calls.
- Guaranteed service response within 24 hours.
- 15% off entire bill for repair or replacement.
- Two professional 20-point maintenance visits (spring/fall) each year.

Residential Planned Seasonal Maintenance Member Pricing

\$130.00

*One split system or package unit.
Additional systems at the
same residence are \$100.00.*

*For Commercial Maintenance pricing
please call for a quote.*

SPRING MAINTENANCE COOLING

1. Replace disposable filter or clean washable filter
2. Clean condenser coil
3. Inspect and tighten electrical connections
4. Check breakers and fuses
5. Check capacitors / microfarads
6. Inspect contactor
7. Check compressor motor / amps
8. Check condenser fan motor / amps
9. Inspect fan blade for balance and performance
10. Lubricate motors if required
11. Test reversing valve
12. Tighten schrader valves
13. Tighten flare fittings
14. Visually inspect valves and line set
15. Check freon levels
16. Inspect thermostat settings for cooling
17. Inspect evaporator coil
18. Inspect condasate drains
19. Check temperature split
20. Clean air conditioner in and out

FALL MAINTENANCE HEATING

1. Replace disposable filter or clean washable filter
2. Check safety devices
3. Clean and adjust burners
4. Inspect and tighten electrical connections
5. Check breakers and fuses
6. Inspect and clean blower assembly
7. Check blower motor / amps
8. Inspect inducer motor
9. Test heatstrips
10. Check heat pump defrost cycle
11. Check ignitor
12. Clean flame sensor
13. Inspect thermostat settings for heating
14. Inspect flue venting
15. Clean combustion air chamber
16. Inspect condensate lines for 90%+ furnaces
17. Inspect heat exchanger
18. Check for carbon monoxide leaks
19. Clean furnace or air handler in and out
20. Check heat temp rise



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Serving Sacramento and the Central Valley

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