



98 McNeilly Road  
 Pittsburgh, PA 15226  
 412-882-6080  
 412-343-6912  
 www.carusoac.com  
 PA009052

**MAINTENANCE AGREEMENT**

- Benefits of Regular Maintenance**
- Keeps your home safe and comfortable.
  - Maintains efficiency which reduces energy bills.
  - Extends equipment life.
  - Fewer costly repairs by diagnosing problems early.
  - Meets manufacturer annual maintenance requirements to maintain integrity of warranty.

Caruso Heating & Air Conditioning will provide you with complete preventive maintenance inspections on your heating and air conditioning equipment at a **reduced cost with priority pre-season scheduling. No hassles or worries for you.** Work is performed by our qualified, fully-trained and certified, experienced technicians. Any work outside the scope of preventive maintenance will be invoiced separately. Necessary repairs found during inspections will be reported, and corrective action will be performed upon customer authorization at a 10-20% discount dependent on plan chosen.

| COMFORT PLAN   | COMFORT PLAN PLUS  |
|--|--|
| <ul style="list-style-type: none"> <li>➤ One year inflation protection</li> <li>➤ <b>10% discount on repairs</b></li> <li>➤ Pre-season scheduling</li> <li>➤ Priority service</li> <li>➤ No overtime fee on repairs</li> <li>➤ Loyalty credits for purchase of qualifying replacement heating and air conditioning systems (see reverse side)</li> </ul> | <ul style="list-style-type: none"> <li>➤ One year inflation protection</li> <li>➤ <b>20% discount on repairs</b></li> <li>➤ Pre-season scheduling</li> <li>➤ Priority service</li> <li>➤ No overtime fee on repairs</li> <li>➤ Loyalty credits for purchase of qualifying replacement heating and air conditioning systems (see reverse side)</li> </ul> |

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**Check the plan you are interested in and return with payment to:**  
**Caruso Heating and Air Conditioning**  
**98 McNeilly Road, Pittsburgh, PA 15226**

**We accept checks and credit cards (Visa, Mastercard and Discover)**  
**(PRICES VALID UNTIL 12/31/18)**

- Comfort Plan ó 2 inspections a year (Furnace and Air Conditioner or Heat Pump) [ ] \$160 per year
- Comfort Plus Plan ó 1 inspection a year (Furnace, Air Conditioner or Heat Pump) [ ] \$115 per year
- Comfort Plus Plan ó 2 inspections a year (Furnace and Air Conditioner or Heat Pump) [ ] \$230 per year

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: \_\_\_\_\_

Payment Method: Check: \_\_\_ Check Number: \_\_\_\_\_ Type of Credit Card: \_\_\_\_\_

Credit Card Number: \_\_\_\_\_ Expiration Date: \_\_\_\_\_

**COMFORT PLAN & COMFORT PLAN PLUS  
MAINTENANCE OPTIONS INCLUDE:**

- Check air filter
- Inspect heat exchanger
- Inspect for proper flue gas venting
- Clean & inspect burners where accessible
- Adjust electrical connections if needed
- Lubricate as needed
- Inspect condenser coil - advise if cleaning is needed
- Inspect indoor coil where accessible
- Inspect blower for wear & buildup
- Test contactor function
- Check refrigerant level
- Inspect safety devices
- Check condensate drain & pump
- Check coil temperature drop
- Measure gas pressure
- Check thermostat
- Clean blower assembly of normal dirt
- Measure volts/amps of compressor
- Measure volts/amps of condenser fan
- Test operating pressures

**CARUSO HEATING & AIR CONDITIONING LOYALTY  
CREDITS**

Loyalty Credits accumulate yearly and can be applied toward the purchase of qualifying replacement heating and/or air conditioning systems.

Comfort Plan - \$35 per year  
(Maximum \$350 with consecutive renewal of agreement)

Comfort Plan Plus - \$50 per year  
(Maximum \$500 with consecutive renewal of agreement)

Loyalty Credits cannot be used toward the purchase of accessories, sheet metal work, or repairs to existing equipment and cannot be redeemed for cash value.

**TERMS & CONDITIONS**

This agreement applies only to the maintenance of the listed equipment under conditions for which they were designed and does not cover loss or damage resulting from improper installation or external causes such as, but not limited to, clogged filters, inadequate water supply, power supply, circuit breaker (tripped or defective), disconnect boxes, storms, power surges, brown outs, fire, flood, windstorm, hail, lightning, theft, negligence, misuse, abuse or any act of God. It does not cover refinishing or replacement of any part due to finish defects, rust/corrosion, or replacement of filters. Neither repair to ductwork nor Freon leaks in copper line sets from air handler to condensing unit are covered. Zoning systems, controls and programming thermostats are not covered. We are not responsible for water leaks, condensate leaks, mold, mildew or any damage resulting from the aforementioned. No repairs or improvements will be undertaken without customer authority. Benefits may vary by system, age, type, usage and utility cost. The services listed for the precision tune-up are a general list of services and may not apply to every customer's equipment.

Customer shall permit Caruso Heating & Air Conditioning (CHAC) free and timely access to areas and equipment, and allow CHAC to start and stop the equipment as necessary to perform required services. All maintenance work under this Agreement will be performed during CHAC's normal working hours. Customer will promptly pay invoices within fifteen (15) days of receipt. Should a payment become thirty (30) days or more delinquent, CHAC may stop all work under this Agreement without notice and/or cancel this Agreement, and the entire Agreement amount shall become due and payable immediately. Under no circumstances, whether rising in contract, tort, equity, or otherwise, will CHAC be responsible for loss of use, increased operating or maintenance expenses, claims of customer's tenants or clients, or any special, indirect or consequential damages.