

Avail Heating & Air Conditioning LLC
5900 Balcones Dr #100
Austin, TX 78731
Lic# TACLB89315E
(817) 845-7452



HVAC Maintenance Agreement

This Maintenance Agreement is designed to provide Annual Semi - Annual services at the property location for the HVAC equipment specified. The Annual Semi - Annual visits consist of a comprehensive review of the HVAC systems and the maintenance services listed below.

Customer Name: _____ Contact Number: _____

Property Location: _____

Term Length: _____ Start Date: _____ End Date: _____

Annual Cost for Service: _____ Payment Due Date: _____

Equipment Included:

Model Number	Serial Number	Location	Age	Filter Size

Services Included:

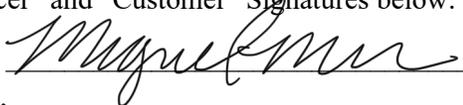
- Measure Voltage & Amperage
- Check Refrigerant Levels
- Verify Thermostat Function & Calibration
- Tighten Electrical Connections
- Inspect Heat Exchange/Heat Elements
- Clean Condensing Coil
- Inspect Blower & Components
- Measure Temperature Difference
- Check Capacitors, Fuses, and Equip. Controls
- Test Safety Controls
- Clear Condensate Lines
- Lubricate Moving Parts (as needed)
- Clean Evaporator Coil (if accessible)
- Preferred Rate on Recommended Repair

Terms and Conditions:

This agreement is by and between “Servicer” and “Customer”. This agreement contains the entire agreement between the parties, and no rights are created in favor of either party other than as specified or expressly contemplated in this agreement.

1. Servicer shall provide all the material and labor to perform the schedule maintenance outlined in this agreement.
2. The Customer will provide and permit reasonable access to all equipment. Servicer will be allowed to start and stop equipment as necessary to perform its services and be permitted use of existing facilities and building services.
3. This agreement does not cover any repairs or maintenance not specifically covered by this agreement.
4. Servicer will obtain written authorization for any repairs not covered by this agreement before the work is performed.
5. Repairs necessitated by fire, flood, acts of God, acts of war, abuse or the improper use of equipment listed will be the sole responsibility of the Customer.
6. Neither Party to this Agreement shall hold the other party responsible for any indirect or consequential damage of a commercial nature such as, but not limited to, loss of revenue or loss of any equipment or facilities.
7. Servicer’s maximum liability based upon any claim or cause of action shall not exceed the annual amount of this agreement.
8. Servicer is not responsible for the removal, disposal or cost of any hazardous materials or mold.
9. Invoices are due upon receipt and will be considered past due thirty (30) days from the invoice date. Servicer reserves the right to discontinue service at any time payment terms have not been met. Servicer will not be held responsible for any indirect or consequential damage of a commercial nature such as a result of suspension of service due to non-payment.
10. The laws of the State shall govern the interpretation, validity, performance and enforcement of this agreement.

The “Servicer” and “Customer” Signatures below:

“Servicer”:  Date: _____

“Customer”: _____ Date: _____