



U.S. Mechanical Company, Inc.

HVAC/R

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*"Your first line of defense in comfort,  
operations and a greener environment."*

[www.USMechanicalCompany.com](http://www.USMechanicalCompany.com)

## **Annual Boiler Inspection and Maintenance Schedule**

### **ONCE PER YEAR**

All HVAC units are to be inspected, serviced, tested, and reported on one time per year

**Fall/Winter Inspection shall include, but is not limited to the following:**

- Check electrical wiring
- Check electrical volts and amps
- Check safeties
- Check thermostat
- Check zone valves
- Check auto fill and backflow protection
- Check expansion tank
- Check system pressure
- Check air bleeds
- Check heat exchanger
- Check for water and gas leaks
- Inspect pump operation and condition
- Clean burner and pilot assembly
- Check sequence and ignition operation
- Check vent pipe
- Measure temperatures
- Inspect general condition and operation
- Check pressure relief line
- Check internal pipe conditions
- Complete and provide a "Systems Performance Report" to owner