

**DENNY'S Gas Oil & Air Service**  
 17 Swampscott Ave  
 Peabody, MA 01960



**DENNY'S**

Save Your Pennies... Call Denny's

**DENNY'S**  
**GAS OIL & AIR SERVICE**



**SAVE** Your Pennies... Call DENNY'S  
**SERVICE AGREEMENT**  
 HEATING  
 WATER HEATING  
 AIR CONDITIONING  
 GAS FITTING  
 LICENSED & INSURED  
 LOCALLY OWNED & OPERATED

24 Hour Emergency Service  
 email: Dennys.Service@yahoo.com  
 www.DennysGasOilAndAir.com

**978.531.4010**

MA Plumbing License #15355

**Certified NATE Technician**  
 (North American Technician Excellence)  
**Certified NORA Technicians**  
 (National Oilheat Research Alliance)  
**Certified EPA 608 Technician**  
 (Environmental Protection Agency)

**Certified HAZMAT Trained Technician**



**ANNUAL MAINTENANCE**

**Gas & Oil Heat Maintenance Includes:**

Levels	1	2	3
Check Roll Out, Spill and Pressure Switches	✓	✓	✓
Clear Condensate Drains and Trap	✓	✓	✓
Clean Air Intake Screen	✓	✓	✓
Clean Flame Sensor	✓	✓	✓
Clean Fan Proving Tube	✓	✓	✓
Clean Gauge Glass	✓	✓	✓
Clean Pilot Assembly	✓	✓	✓
Clean Spark Electrodes & Regap	✓	✓	✓
Inspect Boiler Pressure	✓	✓	✓
Inspect Condensate Neutralizer	✓	✓	✓
Inspect Combustion Air Intake Pipe	✓	✓	✓
Inspect Combustion Exhaust Vent Pipe	✓	✓	✓
Inspect Inducer Motor	✓	✓	✓
Flush Safety Relief Valves	✓	✓	✓
Lubricate Motors, Bearings & Circulator Pumps	✓	✓	✓
Test Fuel Pump/Gas Pressures	✓	✓	✓
Test High Limit Safety Controls	✓	✓	✓
Test Primary/Gas Valve Safety Control	✓	✓	✓
Test Powerpile/Thermocouple	✓	✓	✓
Test Low Water Cut Off Safety	✓	✓	✓
Treat Condensate Pump	✓	✓	✓
Replace Customer Provided Air Filters	✓	✓	✓
Clean Water Inlet Screen		✓	✓
Flush Waterside Heat Exchanger		✓	✓
Clean Space Heating Strainer			✓
Test Boiler Water Anti Freeze Protection			✓
Test Boiler Water PH			✓
Test Combustion/Efficiency			✓
Inspect Mixer Diaphragm			✓
Clean Miro Fiber Burner			✓
Clean Fire Side Heat Exchanger			✓
Flush Fuel System			✓
Replace 1-Nozzle, 1-Oil filter, 1-Pump Strainer			✓

**Air Conditioning Tune-Up Includes:**

**Inside - Evaporator**

- Clear Condensate Drain & Trap
- Check Evaporator Coil (if accessible)
- Check Blower operation
- Check Fan Belts
- Test Evaporator Temperature Differential
- Test Static Pressure
- Replace Customer provided filters
- Treat Condensate Pump

**Outside- Condenser**

- Check Electrical connections
- Check Refrigerant (freon) level
- Check Super heat
- Check Sub Cooling
- Check capacitors
- Check Compressor & Motor Amp Draw
- Check Compressor & Motor Voltages
- Wash Condenser Coil (if hose & water provided)

**Manufactures Suggested Maintenance:**

**Level 1 Basic**

All Manufactures Require a level one Service Annually.

**Level 2 On Demand**

- Navian
- Rinnai on demand water heater - upon Error code "LC" or "00"

**Level 3 Advanced**

- Buderus - Annually
- Burnham Alpine - Annually
- Vissemann - Annually
- Rinnai Boiler - Annually
- All Oil heating Systems - Annually
- Bosch Greenstar - heat Exchanger every 5 Years
- Lochinvar - if Flue temp is more that 54\* above Return Water temp.

# SERVICE AGREEMENT

**WINTER**  
**Emergency Heating Service**  
**24 Hours a Day**  
**7 Days a Week**  
**(Sept 15 - Apr 15)**

- 20% off Parts
- 20% off Labor
- 20% OFF Combo Renewals
- No Trip Charges
- No Diagnostic Fees
- Same Day Emergency Heating Service
  - Priority Air Conditioning Service
  - Unlimited Service Calls Per Year
  - Free Water Heater Coverage

**SUMMER**  
**Air Conditioning Service**  
**Monday - Friday**  
**8AM - 4PM**  
**(Excludes Holidays)**  
**(Apr 15 - Sept 15)**



**Peace of mind**  
**all year long**  
**Available**  
**with an**  
**Annual Tune Up**

**Denny believes in taking care of existing customers before new ones. Existing Combo Plan Customers receive 20% off next years renewals.**

**PRICING**  
 Rates Effective 4/1/2021

**Tune-Up Only**      **Add a Service Agreement**      **Combo Tune-Up & Maintenance Agreement**

<b>Air Conditioning</b> (Per out door unit)	<b>\$140.*</b>	<b>\$60.</b>	<b>\$200.</b>
<b>Gas - Level 1</b> (Older type heaters)	<b>\$140.*</b>	<b>\$60.</b>	<b>\$200.</b>
<b>Gas - Level 2</b> (Tankless Water Heaters)	<b>\$165.(b) *</b>	<b>\$60.</b>	<b>\$225.</b>
<b>Gas - Level 3</b> (High Efficiency Boilers)	<b>\$185.(a),(d) *</b>	<b>\$60.(a),(b)</b>	<b>\$240.</b>
<b>Oil Fired Heaters - Level 3</b> (Boilers & Furnaces)	<b>\$185.(a),(d) **</b>	<b>\$60.</b>	<b>\$240.</b>

**Save Money with multi units!**

Mix or match 2 or more at the same address and receive \$10. off each service plan.

Mix or match 2 or more at the same address and receive \$20. off each Combo Plan.

*Note: Some manufactures require gasket, seal kits, newralizer refills, flushing chemicals, etc. We will replace these parts as needed. Not included in the cost.*

*(a) Includes Cleaning the fire side heat exchanger. (if needed)*

*(b) Includes Flushing Water side heat exchanger. (on demand tankless coils)*

*(d) Includes 1-nozzle, 1-fuel, filter, 1-fuel strainer, 1-fuel tank additive.*

\* Plus parts as needed.

\*\* Includes 1- Nozzle, 1- Oil filter and 1- Pump starter

## Terms & Conditions

During the life of this agreement **DENNY'S Gas Oil & AIR Service** agrees to provide dependable, prompt, emergency service 24 hours a day, 7days a week, 365 days a year. The following circumstances constitute an emergency service call: No Heat, No Hot Water, Smoke, Serious Fuel Leak or Dangerous Situations.

**DENNY'S Gas Oil & AIR Service** agrees to render service to the customers equipment for one year from the month in which the customer enrolls (the effective date)

Our service plans do not cover pre-existing conditions. Prior to placing a customers equipment on the service plan, **DENNY'S Gas Oil & AIR Service** may assess a one time charge to repair the equipment if necessary to bring it to code or good operating condition. **DENNY'S Gas Oil & AIR Service** reserves the right to refuse any equipment for any reason.

Upon preventive maintenance (Tune-Up/Cleaning), acceptance by **DENNY'S Gas Oil & AIR Service** and payment by you the customer, this service plan will be effective immediately. Preventive maintenance will be preformed Monday - Friday 8am - 4pm.

This Plan is not written on a prorated basis and no refunds will be made if the customer cancels it before its normal expiration date. This service plan is transferable to another homeowner subject to credit approval but not from HVAC system to another. This service plan is void if anyone other than **DENNY'S Gas Oil & AIR Service** works on the equipment covered, unless such person is authorized by in writing by **DENNY'S Gas Oil & AIR Service** to perform such work or furnish parts.

Prices quoted for service plans are for ordinary residential or compatible sized Commercial equipment. Oil Heaters up to 2.00 GPH, Gas heaters up to 299,000 BTU, and air conditioning equipment up to 5 tons.

**DENNY'S Gas Oil & AIR Service's** obligation is to furnish parts subject to their availability through normal supply sources. Not all parts stocked on the trucks or at supply stores due to the variety of manufactures. The service plan does NOT cover replacement of a complete boiler, furnace, air conditioner, condenser, air handler, burner, domestic water heater, humidifier, frozen oil line, frozen heating pipes (regardless of cause) any parts or service not mentioned in the plan.

This service plan DOES NOT COVER OIL TANKS, OSV VALVES, OIL LINES, or FITTINGS. **DENNY'S Gas Oil & AIR Service** shall be released of liability for any damage whatsoever caused by oil line or tank leakage or oil leak or any sort of loss of product, whether before or after discovery of a leak, including the cost of recovery of lost or removal of contaminated earth or other property. The customer is responsible for notifying the appropriate government agencies.

This service plan includes REPAIR or REPLACEMENT of PARTS SPECIFICALLY LISTED and LABOR SPECIFICALLY LISTED at a discount. That are defective due to ordinary wear and tear based on the judgment of **DENNY'S Gas Oil & AIR Service**. Contract does Not include service to replace parts damaged by floods, lightning, fire, explosion, war, acts of god or other causes beyond the control of **DENNY'S Gas Oil & AIR Service**.

**DENNY'S Gas Oil & AIR Service** shall be released of liability for failure of delay to provide, within a reasonable amount of time, the service called for under this plan. When failure of delay may result from strike or other labor disturbances, supply shortages, extreme weather conditions, or obsolete parts. In no case shall **DENNY'S Gas Oil & AIR Service** be responsible beyond the cost of the actual repair or replacement of the discount of parts or material covered by this agreement.

It is the customers obligation to insure that the heating, cooling, water heating system is accessible for service. State building, plumbing & electrical code requires all attic units to have lights, flooring, and accessibility, all rooftops over 15 feet require inside access and in some cases railings. All systems must have adequate clearances to service your equipment properly and safely.

This is the entire plan. This plan cancels and supersedes all prior plans except installation contracts.

If payment is not received within 25 days of the billing date, the contract will be subject to cancellation and all work performed will be billed at the current hourly labor and parts rate.

**Agreement will start on the date of the paid receipt or your cancelled check. DENNY'S Gas Oil & AIR Service has the right to reject this contract upon the 1st inspection/tune up and refund any monies paid should your system (s) not meet our standards or have code/ safety violations.**