



INVOICE

INVOICE #: 1610002541
INVOICE DATE: 10/31/19
CUSTOMER NUMBER: 1018114
INVOICE TOTAL: \$ 1,959.77
DUE DATE: 11/30/19
TERMS: NET 30

Stewart AFRC
ATTN: Pat Scanlon
910 Raz Avenue
New Windsor, NY 12553

For work performed at:
Stewart AFRC
910 Raz Avenue,
New Windsor, NY 12553

SERVICE ORDER #: 161002811

AGR #

PO #: Steve M

LABOR

Kevin Kruk	10/02/19	7.00	REG HRS @	155.00	1,085.00
Kevin Kruk	10/02/19	3.00	OVT HRS @	232.50	697.50
Labor Total:					1,782.50

OTHER COSTS

Vehicle Charge	30.00
Other Costs Total:	30.00

Description of Work/Comments:

Investigate issues with BMS system. Pat Scanlon is contact on site.
845-417-6503

10/02/19 - Kevin Kruk: Problem with cooling

Inspected two unit air handlers 3T and 4T, also ERV 7T

Found A/H 3T cooling valve was open with a 15° change in water temp across coil,
this unit is working,

Found ERV 7T was off at power switches,

I inspected switches, contactors and motors,

Found exhaust fan contactor is no good, coil is melted,

And since this fan can not run the unit shuts down because exhaust fan current
sensor does not see status on ,

I have pictures of tag and contactor,

Need to replace exhaust contactor,



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A/H 4T had cooling actuator removed from cooling valve and valve opened manually to let cold water through coil,
Found that system controls were not responding,
Found a tough book lap top be used to access system,
Lap top has ver, 3.33 orca view and 10 yr old XP professional loaded on it,
I changed advanced settings at login screen from MS/Tp to ether 1
All panels then came up, many alarms , I was able to get system 4T Working in auto,
I put actuator back on valve, system in cooling and valve is open, ok
I suggest that we get approval to do more investigation with all systems
And controls, my reasoning is that I looked at boilers in that room 1st fl
Found a problem with pump in boiler three,
Also looked at adaptive control on Trane chiller , noticed Evap return temp Reading 149° , this is impossible, sensor must be bad,
It is my belief that many more things in building need to be addressed,

SERVICE ORDER TOTAL: 1,812.50
TAXABLE AMOUNT: 1,812.50
SALES TAX: 147.27
NET INVOICE AMOUNT: 1,959.77

REMIT TO: EMCOR Services New England Mechanical - ATTN:
Cash Receipts, 55 Gerber Road East South Windsor, CT 06074
PHONE: 860-871-1111