



EMCOR SERVICES  
MSI - MECHANICAL SERVICES

## Planned & Preventive Maintenance



We sustain life in existing structures by maintaining the sophisticated and dynamic systems that create productive, high-performance facility environments.



### When you think of us, think job done, requirements surpassed.

EMCOR Services MSI designs, builds, operates, and maintains commercial heating, ventilation and air conditioning systems that help create healthy, productive, and efficient working environments. Backed by a team of some of the region's most highly trained HVAC specialists and professionals, we have the resources necessary to support your needs through every phase of your ownership cycle.



**EMCOR Services**

MSI-Mechanical Services

## HVAC SERVICE

Comprehensive maintenance and support

Centrifugal chiller rebuilds

Cooling towers

Air and water cooled reciprocating, scroll, and screw chillers

Pumps

TurboCor equipped systems

Computer room air conditioning experts

Direct expansion rooftop, split, and self-contained systems

Healthcare, surgery, and laboratory custom cooling and ventilation

Energy optimization and indoor environmental quality

24/7/365 emergency service

National accounts capabilities

## DIRECT DIGITAL CONTROL

Building system optimization strategies

Design/build upgrades and new construction installations

Energy savings retrofits

Peak demand kW management

Web integration

BACnet, LONworks, Modbus

Wireless pneumatic/electronic thermostats



We are committed to helping our clients get the most out of their equipment and facilities for their full lifecycle, which is why we offer comprehensive maintenance programs, commissioning, code compliance and testing, as well as energy retrofits, high efficiency building automation systems, and much more. All of these services are packaged in our innovative design-build methodology and delivered by a team of professional technicians and certified engineers.

Add EMCOR's financial strength and knowledge transfer network, and you have a company that can meet your needs from one end of the critical path to the other, no matter how exacting the standards or rigid the specifications.

## Think bottom-line performance

MSI offers a full range of planned preventive maintenance services, all aimed at giving you bottom-line value.

### These services include:

- > Scheduled inspections tailored to your system and business requirements
- > Testing and timely replacement of all air filters, belts, cleaners, oil filters, and lubricants

- > Up-to-date maintenance records, including combustion efficiency reports, technician recommendations, refrigerant usage, and more
- > Professional engineering assistance
- > Complete and accurate repair quotes
- > Preferred customer service 24/7/365

Preventive maintenance activities like these keep your systems running efficiently, to help ensure consistent occupant comfort and productivity with minimal downtime and fewer repairs. At the same time, they extend your equipment's life for maximum return on your facility investment. The result is systems that support your business instead of draining your bottom line.

## Experts who keep your systems running flawlessly—so you can concentrate on your core business.

Our fully licensed and certified team of experts undergo continuous training so that they are always up to date on today's leading-edge equipment and service techniques. They use state-of-the-art testing, calibrating, balancing, and other tools to tune your systems for optimum operation, reliability, and energy efficiency.

**It all adds up to flawless performance, so you can do your job without doubts, worries, or downtime.**

## ENERGY SAVINGS & SPECIAL PROJECT SOLUTIONS

Building performance benchmarking

Building performance evaluation

Retro commissioning

NEBB certified test and balance

Central energy plant performance optimization

Design/build, turnkey HVAC, lighting, and water conservation

Building automation installation and improvements

Indoor air/environmental quality mitigation

Thermal graphic imaging/building envelop evaluation (certified)

Major system replacements

Tenant improvement

Due diligence condition assessment

**By helping to ensure optimum system reliability, reducing downtime and unexpected repair costs, and providing long-term investment protection, our preventive maintenance services give you peace of mind, while playing a vital role in your business success.**





## Harnessing the Power of a Fortune 500® Leader A Fortune 500® company, EMCOR Group, Inc. (NYSE: EME) is a leader in mechanical and electrical construction, industrial and energy infrastructure, and building services.

EMCOR specializes in planning, installing, operating, maintaining, and protecting the sophisticated and dynamic systems that create facility environments. This includes systems such as electrical, mechanical, lighting, air conditioning, heating, security, fire protection, and power generation.

With over 180 locations and approximately 38,000 skilled employees, EMCOR works in virtually every sector of the economy for a diverse range of businesses, organizations, and government agencies.

### HUNDREDS OF PROJECTS. NINE MAJOR MARKETS SERVED.

- Commercial/industrial
- Healthcare
- K-12 education
- Institutional/  
higher education
- Biomedical/research
- Mission critical  
data centers
- Hotel and lodging
- Theme parks/entertainment
- Broadcasting and communications

### WHAT CAN WE DO FOR YOU?

#### EMCOR Services MSI

##### Central Florida & Space Coast

9820 Satellite Boulevard  
Orlando, FL 32837  
407.857.3510

##### Tampa

8646 Elm Fair Boulevard  
Tampa, FL 33610  
727.535.4360

##### North Florida

8501-1 Westside Industrial Drive  
Jacksonville, FL 32219  
904.389.7950

1531 Commonwealth  
Business Drive, Unit 101  
Tallahassee, FL 32303  
850.514.HVAC (4822)

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