

Complete HVAC & Building Systems Support for Multi-Family Properties

Chillers. HVAC. Plumbing. Electrical. Controls. All in one place.

Multi-family properties demand reliable systems, proactive service, and responsive support—because when mechanical systems go down, tenants notice fast. RCI Climate Solutions is your dedicated partner for maintaining, troubleshooting, and upgrading every critical system in your building.

We deliver results that protect tenant comfort, extend equipment life, reduce emergency repairs, and simplify your maintenance workflow—without disrupting your operations.

What We Service in Multi-Family Buildings

We support nearly every essential system found in multi-family properties:

- **Chillers: Reciprocating, Scroll, and Screw (Excluding Centrifugal)**
 - **Split Systems**
 - **PTAC Units**
 - **Fan Coil Units**
 - **Rooftop Units (RTUs)**
 - **Make-Up Air Units (MUA)**
 - **Boilers**
 - **Ventilation & Exhaust Fans**
 - **Domestic Water Heaters**
 - **HVAC Electrical Systems**
 - **Building Automation & Controls**
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CHILLER SYSTEMS (Reciprocating, Scroll, and Screw)

Ideal for central plant or shared HVAC systems in large complexes or high-occupancy buildings.

Technical Services

- Compressor and motor diagnostics and replacement
- Refrigerant leak detection, repair, and recharging
- Electrical troubleshooting, contactor testing, and control diagnostics
- Oil sampling, vibration analysis, and performance testing

- Coil cleaning and staging adjustments

Preventive Maintenance

- Coil and heat exchanger cleaning
- Refrigerant charge checks and optimization
- Electrical torque checks and panel cleaning
- System pressure logging and temperature verification
- Full inspection reports with repair recommendations

Seasonal Start-Up & Shutdown

- Spring: System energization, refrigerant charge check, operational testing
- Fall: System isolation, draining, freeze protection, and inspection documentation

Retrofit Scope

- Replace aging or inefficient chiller systems (Recip, Scroll, Screw only)
- Upgrade to EPA-compliant refrigerants
- Modernize with digital controls, sensors, and BMS integration
- Add variable-speed components, flow monitoring, or energy tracking
- Retrofit 2-pipe and 4-pipe systems for better zoning and energy efficiency

SPLIT SYSTEMS

Common in leasing offices, clubhouses, and smaller units.

Services Include:

- Leak testing and refrigerant balancing
- Fan motor, compressor, and capacitor replacement
- Thermostat and control troubleshooting
- Filter and coil cleaning

Retrofit Options:

- Upgrade to high-efficiency models
- Replace thermostats with Wi-Fi/smart controls
- Improve airflow with duct modifications or zoning

PTAC UNITS

Perfect for tenant-specific heating and cooling in many older or garden-style properties.

Services Include:

- Full system cleaning and deodorizing
- Condensate drain clearing and pump testing
- Replacement of fans, thermostats, or failed compressors

Retrofit Options:

- Quiet, high-efficiency 410A models
 - Upgrade to smart or occupancy-based wall controls
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FAN COIL UNITS (FCUs)

A go-to for room-by-room conditioning in multi-tenant buildings.

Services Include:

- Coil cleaning and airflow verification
- Blower motor checks and filter replacement
- Valve and actuator testing
- Drain maintenance

Retrofit Options:

- Add ECM motors for energy savings
 - Retrofit digital thermostats or room controls
 - Improve sound and insulation performance
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ROOFTOP UNITS (RTUs)

Typical in shared-use spaces and low-rise buildings.

Services Include:

- Heat exchanger, coil, and blower inspections
- Belt and motor adjustments
- Gas valve tuning and ignition system testing

Retrofit Options:

- Add VFDs and demand control ventilation
 - Upgrade economizers and sensors
 - Replace aging systems with modern high-efficiency models
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MAKE-UP AIR UNITS (MUA)

Essential for corridor pressurization and fresh air supply.

Services Include:

- Burner inspection, airflow testing, and freeze protection verification
- Filter replacement and damper alignment
- Motor and control system checks

Retrofit Options:

- Add modulating controls or VFDs
 - Upgrade to remote-monitored systems
 - Improve energy efficiency with sensor-based demand ventilation
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BOILERS (Hydronic/Gas-Fired)

Used for space heating or hot water loops across multiple units.

Services Include:

- Combustion testing and burner adjustment
- Safety device and relief valve testing
- Water chemistry checks and pump performance evaluation

Retrofit Options:

- Convert to condensing boilers for improved efficiency
 - Add modulating pumps and outdoor reset controls
 - Replace with sealed combustion systems for safety
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VENTILATION & EXHAUST FANS

Critical for air quality in bathrooms, laundry rooms, garages, and corridors.

Services Include:

- Fan and motor testing, duct balancing
- Timer switch and sensor function checks
- Belt replacement and damper inspection

Retrofit Options:

- Install quiet, high-efficiency fans
 - Add demand-based controls (CO2, humidity, occupancy)
 - Replace aging wiring and motor assemblies
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DOMESTIC WATER HEATERS

Central or unit-specific water heating systems.

Services Include:

- Heating element/burner diagnostics
- Anode rod, valve, and tank flushing maintenance
- Recirculation pump checks

Retrofit Options:

- Upgrade to tankless or high-efficiency models
 - Install mixing valves for safe, consistent hot water delivery
 - Integrate usage tracking and digital control panels
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HVAC ELECTRICAL SUPPORT

Ensure safe and reliable power to your mechanical systems.

Services Include:

- Electrical panel, disconnect, and relay inspections
- Voltage testing, megger readings, and torque checks
- Thermal scanning for early detection of hotspots

Preventive Services:

- Surge protection validation

- Control transformer and capacitor testing
 - Documentation of amperage draw and system stability
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BUILDING AUTOMATION & CONTROLS

Bring your property's systems into the modern age.

Services Include:

- Controller programming and troubleshooting
- Sensor calibration and data trend analysis
- Alarm and sequence of operations setup

Retrofit Options:

- Upgrade to open-platform systems (BACnet/Modbus)
 - Add wireless sensors and mobile dashboards
 - Enable energy tracking, scheduling, and remote monitoring
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Why Multi-Family Operators Choose RCI Climate Solutions

- **Multi-system expertise** – chillers, boilers, split units, and more
 - **Minimal tenant disruption** – professional, efficient techs
 - **Long-term planning** – we support capital forecasting and lifecycle planning
 - **Preventive contracts** – fewer breakdowns, faster service
 - **Emergency readiness** – rapid response for critical failures
 - **End-to-end retrofit support** – from design to installation
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Let's streamline your building operations.

We'll help you improve system reliability, plan smarter retrofits, and keep your tenants comfortable—all year round.