

PROPERTY MANAGEMENT



**Safe, Reliable
Commercial Hot Water
and HVAC Solutions**

Servicing Apartment Communities
and Condominiums

We Keep Residents Safe and
Owners Happy

- » Maintenance
- » Installation
- » Energy Efficiency

Let us help you stay focused on your operations

As property managers and HOA board members, you know that managing the lifecycle of your water and HVAC systems shouldn't get in the way of your mission-critical day-to-day responsibilities. Pro Star Mechanical is one of Southern California's oldest and most trusted family-run companies that services, repairs, and installs commercial boilers, water heaters, and HVAC systems.



MAINTENANCE

Preventative Care Scheduling Program (PCSP)

Our trained technicians are experienced with just about every brand and work within proven processes designed to identify any problem areas before they occur. We're fully equipped to provide expert maintenance on commercial **boilers, hot water, and HVAC systems** that meets or exceeds all the primary manufacturers' recommendations.

Once the manufacturer's warranty expires, you'll need our preventative care to extend your equipment life. As a PCSP subscriber, you will receive:

- » 24/7 priority on-call emergency services
- » Discounts on repairs, on both labor and materials
- » Assigned service technician and account representative
- » 100% satisfaction guarantee on service

“

The Pro Star Mechanical technicians are the very best in AC troubleshooting I have ever come across in my decades in building management.”

— **Cruz Moreno**, Maintenance Director, St. Moritz Apartments



INSTALLATION

The right equipment for your environment

At Pro Star Mechanical, we take an inclusive approach when it comes to equipment solutions. Our team has experience in installing all major brands, in just about every conceivable environment.

During our free surveys, our team takes a look at your environment, analyzes your requirements and space, and then presents a design and implementation solution that is both energy efficient and budget-conscious.

It doesn't matter how big or small, complex or simple your installation is, Pro Star Mechanical can handle it. We do the work quickly, safely, and as efficiently as possible.

ENERGY MANAGEMENT

Sometimes less is more

The team at Pro Star Mechanical is up to date with the latest state utilities' rebate programs. Our customized solutions are designed to reduce existing operating expenses and improve facility infrastructure, all while significantly easing long-term environmental impact.

We consider the following in determining a program with the best lifecycle cost benefits for our clients:

- » Reduced energy cost and consumption
- » Reduced service and maintenance costs
- » Utility rate structures
- » Utility rebates and incentives
- » Federal grants
- » Tax deductions

Our energy solutions partners provide a wide-range of additional advantages that add value by:

- » Improving overall indoor environments
- » Reducing carbon footprint
- » Increasing productivity
- » Optimizing energy performance and lifecycle benefits

Energy-smart measures help create pleasant, productive, and in-demand facilities.



Why Pro Star Mechanical is the right partner for you

For over 50 years, Pro Star Mechanical has been successfully maintaining, servicing, and installing systems for property managers and HOA boards across Southern California. As a family-run company, we know how important it is to be responsive, respectful, transparent, and honest with our clients and employees.

We're proud of the fact that we are:

- » A woman-owned enterprise
- » Managing hundreds of clients year-round with our proven PCSP program
- » Adept at managing large projects with multiple subcontractors
- » Able to respond to multiple simultaneous emergencies



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We have the following licenses:
» C4 - Boiler, Hot Water Heating, and Steam Fitting Contractor
» C20 - Warm-Air Heating, Ventilating, and Air-Conditioning Contractor
» B - General Building Contractor

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We carry General Liability, Auto, and Workers Compensation Coverage
We also carry Umbrella Coverage up to \$3 million

