NORTHLINE
PROPERTY SERVICES

## Northline Property Services

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INSPECTION REPORT

# Harbor Point HVAC Visit

Report FC-2026-1041

Customer: Harbor Point Management
Job: Rooftop Equipment Review
Site: 60 Harbor Point Drive
Brookhaven, MA 02100
Inspection: Nov 17, 2026
Inspector: Alex Morgan

2 inspection items • 2 photos

# Inspection details

## General notes

Rooftop equipment conditions recorded for the maintenance coordinator. Asset tags connect each observation to the service schedule.

# Equipment: RTU-01

## Item 1 • Main Roof

Equipment: RTU-01

The exposed coil has light surface buildup and a localized area of bent fins near its lower-right corner.

**Action required: Clean the coil using the manufacturer's procedure and have a qualified technician assess the affected fins.**



RTU-01: coil condition and localized fin damage.

# Equipment: RTU-02

## Item 2 • Main Roof

Equipment: RTU-02

The condensate connection has a visible separation at the joint. Moisture staining is present on the membrane directly below.

**Action required: Repair the drain connection and verify drainage during the next service visit.**



RTU-02: separated condensate joint with moisture below.