

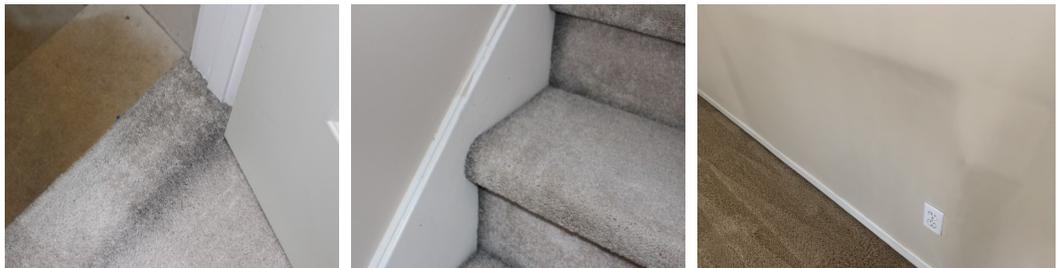
## Why is it important to change the furnace filter on a regular basis?

At check in, we emphasize your responsibility to change the furnace filter on a regular basis. We recommend doing this simple task every 30-45 days. We have you acknowledge this requirement at check in because it is a very important task.

### Why is it important for you to do this?

1. The blower on the furnace runs year round as it pushes warm air during the winter and cold air during the summer, delivering comfortable air throughout the home.
2. The filter is designed to keep dust, dirt, pet hair, etc., away from the motor. As the furnace runs and pulls air from inside the home and pushes it back out into the rooms, it collects dust, dirt, & pet hair, etc., and deposits it onto the filter away from the motor.
3. When the furnace filter is dirty, it limits air flow and the furnace has to work harder and harder, causing your furnace to perform poorly and you use more energy. Your utility bills will increase if your furnace is trying to run with a dirty filter. It can also cause your furnace to stop working as it may overheat from the strain of trying to get air flow through a dirty filter.
4. When the furnace runs with a dirty filter, it will actually deposit dirt onto the walls, ceilings, perimeter of carpets and around door frames & doors, & around furniture against walls, etc. This is dirt and dust that it pulls in from other areas of the home. This filtration debris will appear as if soot were deposited on the walls, ceilings, & cold air returns, etc., but it is actually dirt as a forced air gas furnace does not produce soot.

We can often see immediately when walking into the home that the tenant has failed to change the filter on a regular basis. Attached are pictures of what this damage can look like in the home.



Don't forget to change your furnace filter!

