



Proposal 125624R

Date: February 11, 2019

Bill to: Towers of Key Biscayne
1121 Crandon Blvd.
Key Biscayne, FL. 33149

Service location: Tower E

Attention: Marcelo **Phone:** 305-361-9114

We hereby submit specifications and estimates for: Removal and replacement of one (1) 90 Ton Air Handling Unit.

EQUIPMENT:

Tag Data - Equip Description (QTY: 1)

Item:	Tags:	QTY:	Description:	Model Number:	Area Served:
A-1	30	1	AHU	39M	Tower E

- "Unit Parameters
- "Aero Indoor Air Handler
- "Unit Size: Size 30
- "Insulation: R-13 Double Wall Sealed Panel
- "Exterior Finish: Painted Exterior Panels
- "Interior Finish: 304 Stainless Steel Interior Panels
- "\Level II Thermal Break
- "6 inch tall Base Rail
- "Flat Filter
- "Chilled Water Coil - Anti Corrosion Coating
- "Draw-Thru Supply Fan

INSTALLATION:

- During an agreed upon time, DebonAir Mechanical will remove and replace the above listed AHU as per the below scope of work.
- DebonAir Mechanical will Supply labor and materials to replace (1) existing 90 Ton Air Handler.
- DebonAir Mechanical will Supply labor to remove existing air handlers. (Rigging to remove and Install included)
- DebonAir Mechanical will Supply labor and materials to install (1) new 90 ton Carrier air handler in existing location.
- (Coils Will Be Coated)
- DebonAir Mechanical will Supply labor to reconnect to existing piping, electric, duct work and condensate line.
- DebonAir Mechanical will Supply labor to install new insulation for new piping
- DebonAir Mechanical will Supply labor to start up and check for proper operation.

DebonAir Mechanical, Inc.

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- DebonAir Mechanical will Supply labor to install (1) new VFD s .
- DebonAir Mechanical will Supply labor to install (1) new SS Disconnects
- DebonAir Mechanical will Supply Crane to set AHU on roof.
- DebonAir Mechanical will start system and verify proper operation.
- DebonAir Mechanical will clean the premises and return area to like condition as when starting the project.
- Provide DebonAir Mechanical project management and supervision.
- Prior service calls, code changes or upgrades not included in this proposal.
- Also includes necessary labor during normal working hours, hauling, supervision, cleanup, and startup to complete all work inclusive of this agreement.

EXCLUDED:

- Any piping, insulation, fittings or valves not associated with the above scope of work.
- Any premium time labor
- Performance or payment bonds
- Any parts not listed in the above scope of work.
- Engineering of any kind, structural modifications, roofing, structural steel and wood framing, reinforcement and or supports of any kind.
- Any heat load calculations that may be required. This assumes like for like replacement of equipment.
- Rental equipment as may be required: (ie: temporary chiller, pumps, spot coolers, cooling towers etc.)
- Pipe modifications of any kind other than the connection at the equipment.
- DebonAir Mechanical is not responsible if any water valves do not hold and additional work is incurred.
- Pipe freezing of any kind.
- Chemical treatment of any kind.
- Any code upgrades to the existing plant that may be discovered.
- Electrical upgrades of any kind including wiring, conduit, circuit breakers and or electrical outlets.
- Utility, FPL or phone company fees or charges for any service.
- Fire sprinkler repairs/replacement or installation. Smoke detector or repairs to existing.
- Smoke testing or connection to or programming of smoke evacuation system.
- Fire protection and/or suppression work.
- Replacement or repair of existing pumps including but not limited to seals, motors, bases, inserts or couplings.
- Asbestos and Hazardous Materials. DebonAir Mechanical proposal expressly excludes any identification, abatement, cleanup, control, disposal, removal or other work connected with

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asbestos, polychlorinated biphenyl ("PCB"), or other hazardous materials. If during installation DebonAir Mechanical encounters hazard materials not previously abated, work shall cease and the customer shall be notified. Customer shall be exclusively responsible for the abatement and removal of any hazardous materials.

General Conditions

1. All work is scheduled for our normal working hours of 7:00 am – 3:30 pm Monday through Friday unless otherwise stated above.
2. This proposal is valid 30 days from February 11, 2019.
3. Local Building permits may be required for this project however; the cost of local permit fees has been excluded from this proposal. All permit fees will be given to the customer and billed as a change order to this project. Documentation of the local fees will be provided along with the change order. All change orders related to permitting must be accepted and approved by the customer prior to construction.
4. Our price is based upon on the Customer providing a clean, clear, accessible and safe work area. DebonAir Mechanical will also require uninhibited access to the work space and surrounding area for the entirety of the job during normal working hours as well as after hours. Customer will provide a secure staging area at the construction job site for use by DebonAir Mechanical to receive and store materials.
5. It is assumed that all equipment and parts to be reused are in good operating condition. If it is found that any of these parts or equipment is not usable, the customer will be responsible for the cost replacement via a change order to the base contract.
6. Work performed by DebonAir Mechanical or its subcontractors will comply with all applicable Federal, State and Local codes and standards.
7. Deposit is due upon signing of this contract. No parts or equipment will be ordered until deposit is received.
8. This proposal is subject to acceptance of the attached DebonAir Mechanical Standard Contract Terms and Conditions.

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Warranty: Manufacturer to provide a limited warranty of one (1) year on parts, DebonAir to provide a 90 day craftsmanship warranty during normal working hours.

Preventive Maintenance Excluded.

We propose hereby to furnish material and labor-complete in accordance with these specifications, for the sum of:

Dollars... .. **\$80,620.00**

Terms: 50% upon signing, 50% upon substantial completion.

DebonAir Authorized Signature: Jeremy L. Caldwell **Date:** 2/11/2019

Note: This proposal may be withdrawn by us if not accepted within thirty (30) days. This proposal is also subject to price modifications after thirty (30) days.

Acceptance of Proposal: The prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. In the event DebonAir Mechanical, Inc. employs an attorney to enforce this agreement or to collect any delinquent payments, customer agrees to pay all costs of court and reasonable attorney fees incurred or expended by DebonAir Mechanical, Inc., including appeals. You understand and agree that DebonAir shall be entitled to a mechanic's lien and an equitable lien to secure payment to DebonAir for services rendered hereunder.

Approval Signature: _____ **Date:** _____

Printed: _____ **Title:** _____