



EMCOR Services Aircond
400 Lake Ridge Drive
Smyrna, GA 30082
T: 770.444.3355

March 19, 2019

City of Dalton
Attn: Greg Batts
100 South Hamilton Street
Dalton, GA 30720

Re: HVAC Service Agreement Renewal / Contract #G1024194

Dear Greg:

Some of the real advantages in having EMCOR Services Aircond maintain your HVAC equipment is fewer breakdowns, better response time when you do have a problem, increased comfort and/or production, longer equipment life and increased operating efficiency.

EMCOR Services Aircond, like most companies, continually strives to keep our own operating costs in line. Normal inflationary increases in labor and materials forces us to periodically evaluate our ability to continue to provide our customers with the quality service they expect and deserve.

We truly value being your HVAC service provider; therefore, at this present time there will not be a Cost of Living increase added to your Preventive Maintenance Service Agreement. Your contract will remain at **\$945.00** per **quarter** for the next year effective May 1, 2019.

We would like to take this opportunity to thank you for your continued partnership with EMCOR Services Aircond. Please feel free to contact me directly if there is anything I can do for you.

Sincerely,

Tanja Suttles
Customer Care Manager
Direct: 770-805-2573
Email: tsuttles@aircond.com

Approved by

Signature: _____

Name/Title: Mayor

Date: 4/1/19



SERVICE AGREEMENT

The Customer and EMCOR Services Aircond agree that the scope of this agreement includes only the equipment and related equipment controls originally furnished by the equipment manufacturer as specified in on the Schedule A - Equipment List attached.

1. SERVICES: EMCOR Services Aircond agrees to furnish the following services below under the scope of this agreement:
 - 1.1 PREVENTIVE MAINTENANCE
 - 1.1.1 Labor necessary to perform **ONE(1)** heating start-up inspection per year during EMCOR Services Aircond normal working hours.
 - 1.1.2 Labor necessary to perform **ONE(1)** cooling start-up inspection per year during EMCOR Services Aircond normal working hours.
 - 1.1.3 Labor necessary to perform **TWO (2)** additional operating inspections per year during EMCOR Services Aircond normal working hours
 - 1.1.4 Labor necessary to change drive belts **ONE(1)** time per year. Belts will be furnished by EMCOR Services Aircond.
 - 1.1.5 Labor necessary to change all air filters **FOUR (4)** times per year. Filters will be furnished by EMCOR Services Aircond.
 - 1.1.6 Refrigerant Management Services: Provide documentation to track refrigerant usage for all applicable listed systems. This record will conform to all EPA requirements if an inspection occurs.
 - 1.1.7 Labor necessary to chemically clean all condenser coils **ONE(1)** times per year.
 - 1.1.8 All lubricants, cleaners and tools necessary to perform the Preventive Maintenance specified above.
 2. INSPECTION REPORTS, QUOTATIONS AND UPGRADES
 - 2.1 Furnish Customer a written inspection report of status conditions, recommended scheduled repairs necessary, repairs performed and proper operating procedures after each maintenance and repair inspection.
 - 2.2 Furnish Customer any recommendations required to up-grade equipment and systems to maximize system performance and/or reduce total operating costs.
 3. CUSTOMER PROVISIONS Customer agrees to furnish the following items below under the scope of this agreement.
 - 3.1 Operate all equipment and related controls per EMCOR Services Aircond recommendations.
 - 3.2 Promptly notify EMCOR Services Aircond of any unusual operating conditions.
 - 3.3 Provide accessibility and necessary utilities (electricity, water, etc.) required to perform all maintenance and repair procedures.
 - 3.4 Permit only EMCOR Services Aircond personnel to make any alterations, additions, adjustments or repairs to equipment or related controls.
 - 3.5 Reimburse EMCOR Services Aircond at normal prevailing rates for any costs of labor, parts, materials and tools to perform services requested by customer that are not included in Sub-sections 2.1 thru 2.3 above or specifically excluded under Section 5.0 below.
 4. EXCLUSIONS Customer and EMCOR Services Aircond agree that the items below are specifically excluded under the scope of this agreement:
 - 4.1 Labor, parts and materials for repairs and emergency calls.

We Power Productivity™

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