

## CONTRACT AGREEMENT

**THIS CONTRACT** (the “**Contract**”) is entered into this \_\_\_\_\_ day of November, 2023, by and between the **CITY OF JACKSON, MISSOURI**, Owner of the Project, hereinafter referred to as “**City**”, and **Freedom Security, LLC** hereinafter referred to as “**Contractor**,” in connection with that work or improvement known as the Civic Center Security Cameras Project to be completed for the City located at the Jackson Civic Center.

**WHEREAS**, the City has selected the aforesaid Contractor for the Project and by Ordinance No. \_\_\_\_\_ has awarded the Contractor the Contract for the amount named in the proposal/bid from the Contractor dated October 31, 2023, a copy of which is incorporated herein.

**NOW, THEREFORE**, the parties agree as follows:

- A. The Contract Documents for the Project include the Specifications and Proposal Documents which are attached hereto and made a part hereof as Exhibit 1. The Contract Documents may also consist of such special provisions, addendums, appendices, plans, and specifications as may be necessary for the Project.
- B. The Contractor shall perform the Work in compliance with the Contract Documents.
- C. The Contractor shall supply all labor, materials, equipment, and supervision necessary to complete all of the Work as described in the Contract Documents.
- D. The Work shall be commenced and completed according to the Project schedule, subject to such extensions and modifications as are made pursuant to the Contract Documents.
- E. The City shall pay the Contractor for performance of the Work, subject to additions and deductions as provided in the Contract Documents, the Contract Price of

Twenty-six thousand, seven hundred forty-five dollars and thirty-one cents (\$26,745.31).

**IN WITNESS WHEREOF**, the parties hereto have hereunto set their hands and seals the day and year first above written.

CITY:

City of Jackson, Missouri

\_\_\_\_\_  
Dwain Hahs, Mayor

\_\_\_\_\_  
Liza Walker, City Clerk

Address:  
101 Court Street  
Jackson, Missouri 63755

CONTRACTOR:

Freedom Security, LLC  
Contractor Name

\_\_\_\_\_  
Signature

Adam Basler  
Printed Name

Owner  
Title

ATTEST:

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Title

Address:

21551 MO-32

Ste. Genevieve, MO 63670

**CITY OF JACKSON, MISSOURI  
CIVIC CENTER SECURITY CAMERAS PROJECT  
SPECIFICATIONS AND PROPOSAL DOCUMENTS**

These Specifications are included in and are a part of the Proposal Documents for this program.

**SCOPE OF WORK:** The Civic Center Security Cameras Project will encompass the installation of 21 security cameras inside and outside the Jackson Civic Center. The Contractor shall furnish all labor, equipment, fuel, transportation, and materials necessary to fulfill the terms of the project.

**LOCATION OF WORK:** Jackson Civic Center – 381 E. Deerwood Drive. See Exhibit A for the Location Map.

**MATERIAL SPECIFICATIONS:**

Cameras and mounting hardware:

21 each: 4MP, Varifocal Camera, Capable of ONVIF, Bullet or Turret Mounted, 15 to 30FPS, and Low Light, IR Technology: Min of 1 Year Warranty

Axis, Hikvision & or 3X Logic are Acceptable Brands

10 each: long wall mount, junction box, white, waterproof

10 each: pendant cap, 155mm, Hikvision white

Hardware:

2 each: JetStream or equivalent 28-port gigabit smart switch with 24-port PoE+ PORT: 24xc gigabit PoE+ ports, 4x gigabit SFP slots SPEC: 802.3 at/af, 250 W PoE Power, 1U 19-inch rack-mountable steel case

1 each: custom server, dual proc, dual NIC, 128GB RAM, 60TB of storage

21 each: AXIS camera station core device or universal device license

NVR should be server based, Windows OS, Dual Processor 3.0Ghz or Higher, 64GB of RAM or Higher, DUAL Nice, SSD for OS, and 48TB of Storage Setup in a Raid Configuration

NVR/Server should include all Axis Camera Licenses for the Number of Cameras being installed

**WORK DAYS/TIMES:** All work shall be performed during the work week of Monday through Friday from 7:00 a.m. through 6:00 p.m.

**NOT-TO-EXCEED CONTRACT PRICE:** The Contractor shall furnish all labor, equipment, and materials for the Program and to perform all related work as provided for and in accordance with the specifications and proposal documents for a cost-not-to-exceed price as indicated on the proposal sheet. The total compensation to be paid to the Contractor for the performance of the work is a maximum amount and may be reduced during the course of performance of the work based upon the individual unit price values provided to the City by the Contractor on the proposal sheet, subject to the approval of the Parks & Recreation Director.

**NO GUARANTEE OF WORK:** Any award of a proposal shall not obligate the City in any way to use any of the services listed herein or to use the Contractor for any certain period of time. In addition, the City shall not be liable for damages to the Contractor in the event that the City does not use any services proposal herein.

**COMMUNICATIONS:** The Contractor shall be responsive to City communications via phone, text, email, or in person.

**PERMITS AND LICENSES:** The Contractor shall, at its own cost, secure all permits and licenses required by City Code and State Statute and give all notices necessary and incidental to lawful prosecution of the work.

**LAWS TO BE OBSERVED:** The Contractor shall at all times observe and comply with the National Electric Code, all Federal and State Laws and regulations, and all shall comply with all orders and decrees which exist at the present or which may be enacted later, or bodies or tribunals having jurisdiction or authority over the work and no plea of misunderstanding or ignorance will be considered.

**CONTRACTOR'S UNDERSTANDING:** It is understood and agreed that the Contractor has, by careful examination, satisfied himself/herself as to the nature and location of the work, the confirmation of the ground, the character, quality, and quantities of the work necessary, the character of the equipment and facilities needed for the execution of work, the general and local conditions, and all other matters which can in any way affect the work under this contract.

**PROTECTION OF WORK AND PROPERTY:** Reasonable care shall be taken when working in the vicinity of people, vehicles, buildings, and property.

**COMPLETION DATE:** The Contractor shall complete all work within 120 days of contract award, unless otherwise agreed to in writing by both Contractor and City.

**PAYMENT:** Payment shall be made in one (1) lump sum following the completion of the Project.

**REQUIRED INSURANCE:** Successful contractor must furnish proof of public liability, property damage, and workmen's compensation insurance. Minimum amounts for public liability and property damage shall be \$1,000,000 per occurrence and \$2,000,000 aggregate. Insufficient or lapsed insurance coverage at any time will be good cause for termination of this agreement, at which time the contract may be awarded to the next lowest bidder.

To the fullest extent permitted by law, Contractor agrees to indemnify, defend and hold harmless the City of Jackson, its officers, agents, volunteers, lessees, invitees, and employees from and against all suits, claims, damages, losses, and expenses, including but not limited to attorneys' fees, court costs, or alternative dispute resolution costs arising out of, or related to the use of City's facilities, buildings, equipment or infrastructure under this agreement involving an injury to a person or persons, whether bodily injury or other personal injury (including death), or damage to property (including loss of use or diminution in value), but only to the extent that such suits, claims, damages, losses or expenses are caused by the negligence or other wrongdoing of Contractor its officers, agents and volunteers, or anyone directly or indirectly employed or hired by the Contractor or anyone for whose acts the Contractor may be liable, regardless of whether caused in part by the negligence or wrongdoing of City and any of its agents or employees.

All coverage shall be on an "occurrence" basis and not "claims made." An endorsement on the required form supplied by the Owner naming the Owner as an additional insured shall also be required.

No provision of this agreement shall constitute a waiver of the City of Jackson's right to assert a defense based on sovereign immunity, official immunity, or any other immunity available under law.

**BID SHEET:** The Contractor must prepare and submit a completed Bid Sheet. By signing, the contractor acknowledges the agreement with the general specifications, conditions, and contract requirements.

**QUALIFICATIONS:** To ensure a high-quality level of operations during this program, Bidders must demonstrate minimum experience and qualifications. Upon request, bidders must provide evidence of experience in successfully operating and managing this type of business.

**CHOICE OF LAWS AND VENUE:** This Contract shall be governed by the laws of the State of Missouri and the venue for any dispute between the parties shall be in the Circuit Court of Cape Girardeau County, Missouri.

**WARRANTY:** Contractor will issue a one-year labor and material warranty for workmanship. If there is a failure, the Contractor will provide free labor and material to correct these problem(s).

**ENTIRE AGREEMENT:** This Contract contains the entire agreement between the parties and supersedes all prior or contemporaneous written or oral communications. This Contract may not be changed or terminated only by an instrument in writing signed by the party against whom enforcement of such change or termination sought. No breach of any agreement, warranty, or representation shall be deemed waived unless expressly waived in writing by the party who asserts such breach.

**SUCCESSORS AND ASSIGNS:** The terms, covenants, and conditions of this Contract shall be binding upon and shall inure to the benefit of the successors and permitted assigns of the respective parties to this Contract.

**OCCUPATION SAFETY AND HEALTH ADMINISTRATION (OSHA) TRAINING:** In accordance with Section 292.675 of the Revised Statutes of Missouri, Contractors and Subcontractors who agree to provide Work under this Contract must provide a ten-hour OSHA construction safety program or other similar program approved by the Department of Labor and Industrial Relations of the State of Missouri to be completed by their on-site employees within 60 days of beginning Work under this Contract. Documentation of compliance with this provision shall be provided to the Owner within 65 days of beginning Work under this Contract.

**VERIFICATION OF EMPLOYMENT ELIGIBILITY:** Notice is hereby given that Section 285.530 of the Revised Statutes of Missouri requires that no business entity or employer shall

knowingly employ, hire for employment, or continue to employ an unauthorized alien to perform work within the State of Missouri. Any business entity providing work under any contract in excess of \$5,000.00 shall participate in a federal work authorization program (such as E-Verify) and shall provide documentation of such participation to the Owner.



EXHIBIT INDEX

## EXHIBIT A – Location Map



## EXHIBIT B – Camera Locations

