

SERVICE AGREEMENT NO. 6023

City Hall Main Gate

THIS **City Hall Main Gate Agreement** ("Agreement") is entered into by and between the City of Corpus Christi, a Texas home-rule municipal corporation ("City") and Alamo Environmental, Inc., dba A1 Facility Services ("Contractor"), effective upon execution by the City Manager or the City Manager's designee ("City Manager").

WHEREAS, Contractor has bid to provide City Hall Main Gate in response to Request for Bid/Proposal No. TIPS 241001 ("RFB/RFP"), which RFB/RFP includes the required scope of work and all specifications and which RFB/RFP and the Contractor's bid or proposal response, as applicable, are incorporated by reference in this Agreement as Exhibits 1 and 2, respectively, as if each were fully set out here in its entirety.

NOW, THEREFORE, City and Contractor agree as follows:

1. Scope. Contractor will provide City Hall Main Gate ("Services") in accordance with the attached Scope of Work, as shown in Attachment A, the content of which is incorporated by reference into this Agreement as if fully set out here in its entirety, and in accordance with Exhibit 2.

2. Term.

(A) The Term of this Agreement is seven months beginning on the date provided in the Notice to Proceed from the Contract Administrator or the City's Procurement Division. The parties may mutually extend the term of this Agreement for up to zero additional zero-month periods ("Option Period(s)"), provided, the parties do so in writing prior to the expiration of the original term or the then-current Option Period.

(B) At the end of the Term of this Agreement or the final Option Period, the Agreement may, at the request of the City prior to expiration of the Term or final Option Period, continue on a month-to-month basis for up to six months with compensation set based on the amount listed in Attachment B for the Term or the final Option Period. The Contractor may opt out of this continuing term by providing notice to the City at least 30 days prior to the expiration of the Term or final Option Period. During the month-to-month term, either Party may terminate the Agreement upon 30 days' written notice to the other Party.

3. Compensation and Payment. This Agreement is for an amount not to exceed \$210,979.38, subject to approved extensions and changes. Payment will be made

for Services performed and accepted by the City within 30 days of acceptance, subject to receipt of an acceptable invoice. All pricing must be in accordance with the attached Bid/Pricing Schedule, as shown in Attachment B, the content of which is incorporated by reference into this Agreement as if fully set out here in its entirety. Any amount not expended during the initial term or any option period may, at the City's discretion, be allocated for use in the next Option Period.

Invoices must be mailed to the following address with a copy provided to the Contract Administrator:

City of Corpus Christi
Attn: Accounts Payable
P.O. Box 9277
Corpus Christi, Texas 78469-9277

- 4. Contract Administrator.** The Contract Administrator designated by the City is responsible for approval of all phases of performance and operations under this Agreement, including deductions for non-performance and authorizations for payment. The City's Contract Administrator for this Agreement is as follows:

Magdalena Alaniz
Asset Management-General Services Department
Phone: 361-826-3557
Email: Magdalena@cctexas.com

5. Insurance; Bonds.

(A) Before performance can begin under this Agreement, the Contractor must deliver a certificate of insurance ("COI"), as proof of the required insurance coverages, to the City's Risk Manager and the Contract Administrator. Additionally, the COI must state that the City will be given at least 30 days' advance written notice of cancellation, material change in coverage, or intent not to renew any of the policies. The City must be named as an additional insured. The City Attorney must be given copies of all insurance policies within 10 days of the City Manager's written request. Insurance requirements are as stated in Attachment C, the content of which is incorporated by reference into this Agreement as if fully set out here in its entirety.

(B) In the event that a payment bond, a performance bond, or both, are required of the Contractor to be provided to the City under this Agreement before performance can commence, the terms, conditions, and amounts required in the bonds and appropriate surety information are as included in the RFB/RFP or as may be added to Attachment C, and such content is incorporated here in this

Agreement by reference as if each bond's terms, conditions, and amounts were fully set out here in its entirety.

- 6. Purchase Release Order.** For multiple-release purchases of Services to be provided by the Contractor over a period of time, the City will exercise its right to specify time, place and quantity of Services to be delivered in the following manner: any City department or division may send to Contractor a purchase release order signed by an authorized agent of the department or division. The purchase release order must refer to this Agreement, and Services will not be rendered until the Contractor receives the signed purchase release order.
- 7. Inspection and Acceptance.** City may inspect all Services and products supplied before acceptance. Any Services or products that are provided but not accepted by the City must be corrected or re-worked immediately at no charge to the City. If immediate correction or re-working at no charge cannot be made by the Contractor, a replacement service may be procured by the City on the open market and any costs incurred, including additional costs over the item's bid/proposal price, must be paid by the Contractor within 30 days of receipt of City's invoice.
- 8. Warranty.**

 - (A) The Contractor warrants that all products supplied under this Agreement are new, quality items that are free from defects, fit for their intended purpose, and of good material and workmanship. The Contractor warrants that it has clear title to the products and that the products are free of liens or encumbrances.
 - (B) In addition, the products purchased under this Agreement shall be warranted by the Contractor or, if indicated in Attachment D by the manufacturer, for the period stated in Attachment D. Attachment D is attached to this Agreement and is incorporated by reference into this Agreement as if fully set out here in its entirety.
 - (C) Contractor warrants that all Services will be performed in accordance with the standard of care used by similarly situated contractors performing similar services.
- 9. Quality/Quantity Adjustments.** Any Service quantities indicated on the Bid/Pricing Schedule are estimates only and do not obligate the City to order or accept more than the City's actual requirements nor do the estimates restrict the City from ordering less than its actual needs during the term of the Agreement and including any Option Period. Substitutions and deviations from the City's product requirements or specifications are prohibited without the prior written approval of the Contract Administrator.

- 10. Non-Appropriation.** The continuation of this Agreement after the close of any fiscal year of the City, which fiscal year ends on September 30th annually, is subject to appropriations and budget approval specifically covering this Agreement as an expenditure in said budget, and it is within the sole discretion of the City's City Council to determine whether or not to fund this Agreement. The City does not represent that this budget item will be adopted, as said determination is within the City Council's sole discretion when adopting each budget.
- 11. Independent Contractor.** Contractor will perform the work required by this Agreement as an independent contractor and will furnish such Services in its own manner and method, and under no circumstances or conditions will any agent, servant or employee of the Contractor be considered an employee of the City.
- 12. Subcontractors.** Contractors may use subcontractors in connection with the work performed under this Agreement. When using subcontractors, however, the Contractor must obtain prior written approval from the Contract Administrator unless the subcontractors were named in the bid or proposal or in an Attachment to this Agreement, as applicable. In using subcontractors, the Contractor is responsible for all their acts and omissions to the same extent as if the subcontractor and its employees were employees of the Contractor. All requirements set forth as part of this Agreement, including the necessity of providing a COI in advance to the City, are applicable to all subcontractors and their employees to the same extent as if the Contractor and its employees had performed the work. The City may, at the City's sole discretion, choose not to accept Services performed by a subcontractor that was not approved in accordance with this paragraph.
- 13. Amendments.** This Agreement may be amended or modified only in writing executed by authorized representatives of both parties.
- 14. Waiver.** No waiver by either party of any breach of any term or condition of this Agreement waives any subsequent breach of the same.
- 15. Taxes.** The Contractor covenants to pay payroll taxes, Medicare taxes, FICA taxes, unemployment taxes and all other applicable taxes. Upon request, the City Manager shall be provided proof of payment of these taxes within 15 days of such request.
- 16. Notice.** Any notice required under this Agreement must be given by fax, hand delivery, or certified mail, postage prepaid, and is deemed received on the day faxed or hand-delivered or on the third day after postmark if sent by certified mail. Notice must be sent as follows:

IF TO CITY:

City of Corpus Christi
Attn: Magdalena Alaniz

Asset Management-General Services Department
Address: 1201 Leopard St., Corpus Christi, TX 78401
Phone: 361-826-3557
Fax: 361-826-4342

IF TO CONTRACTOR:

Alamo environmental, Inc., dba A1 Facility Services
Attn: J. Alex Salas
CEO
2900 Nacogdoches Rd , San Antonio, TX 78217
Phone: 210-404-1220
Fax: 210-820-3636

17. CONTRACTOR SHALL FULLY INDEMNIFY, HOLD HARMLESS AND DEFEND THE CITY OF CORPUS CHRISTI AND ITS OFFICERS, EMPLOYEES AND AGENTS (“INDEMNITEES”) FROM AND AGAINST ANY AND ALL LIABILITY, LOSS, CLAIMS, DEMANDS, SUITS, AND CAUSES OF ACTION OF WHATEVER NATURE, CHARACTER, OR DESCRIPTION ON ACCOUNT OF PERSONAL INJURIES, PROPERTY LOSS, OR DAMAGE, OR ANY OTHER KIND OF INJURY, LOSS, OR DAMAGE, INCLUDING ALL EXPENSES OF LITIGATION, COURT COSTS, ATTORNEYS’ FEES AND EXPERT WITNESS FEES, WHICH ARISE OR ARE CLAIMED TO ARISE OUT OF OR IN CONNECTION WITH A BREACH OF THIS AGREEMENT OR THE PERFORMANCE OF THIS AGREEMENT BY THE CONTRACTOR OR RESULTS FROM THE NEGLIGENT ACT, OMISSION, MISCONDUCT, OR FAULT OF THE CONTRACTOR OR ITS EMPLOYEES OR AGENTS. CONTRACTOR MUST, AT ITS OWN EXPENSE, INVESTIGATE ALL CLAIMS AND DEMANDS, ATTEND TO THEIR SETTLEMENT OR OTHER DISPOSITION, DEFEND ALL ACTIONS BASED THEREON WITH COUNSEL SATISFACTORY TO THE CITY ATTORNEY, AND PAY ALL CHARGES OF ATTORNEYS AND ALL OTHER COSTS AND EXPENSES OF ANY KIND ARISING OR RESULTING FROM ANY SAID LIABILITY, DAMAGE, LOSS, CLAIMS, DEMANDS, SUITS, OR ACTIONS. THE INDEMNIFICATION OBLIGATIONS OF CONTRACTOR UNDER THIS SECTION SHALL SURVIVE THE EXPIRATION OR EARLIER TERMINATION OF THIS AGREEMENT.

18. Termination.

(A) The City may terminate this Agreement for Contractor’s failure to comply with any of the terms of this Agreement. The City must give the Contractor written notice of the breach and set out a reasonable opportunity to cure. If the Contractor has not cured within the cure period, the City may terminate this Agreement immediately thereafter.

(B) Alternatively, the City may terminate this Agreement for convenience upon 30 days advance written notice to the Contractor. The City may also terminate this Agreement upon 24 hours written notice to the Contractor for failure to pay or provide proof of payment of taxes as set out in this Agreement.

- 19. Owner's Manual and Preventative Maintenance.** Contractor agrees to provide a copy of the owner's manual and/or preventative maintenance guidelines or instructions if available for any equipment purchased by the City pursuant to this Agreement. Contractor must provide such documentation upon delivery of such equipment and prior to receipt of the final payment by the City.
- 20. Limitation of Liability.** The City's maximum liability under this Agreement is limited to the total amount of compensation listed in Section 3 of this Agreement. In no event shall the City be liable for incidental, consequential or special damages.
- 21. Assignment.** No assignment of this Agreement by the Contractor, or of any right or interest contained herein, is effective unless the City Manager first gives written consent to such assignment. The performance of this Agreement by the Contractor is of the essence of this Agreement, and the City Manager's right to withhold consent to such assignment is within the sole discretion of the City Manager on any ground whatsoever.
- 22. Severability.** Each provision of this Agreement is considered to be severable and, if, for any reason, any provision or part of this Agreement is determined to be invalid and contrary to applicable law, such invalidity shall not impair the operation of nor affect those portions of this Agreement that are valid, but this Agreement shall be construed and enforced in all respects as if the invalid or unenforceable provision or part had been omitted.
- 23. Order of Precedence.** In the event of any conflicts or inconsistencies between this Agreement, its attachments, and exhibits, such conflicts and inconsistencies will be resolved by reference to the documents in the following order of priority:

 - A. this Agreement (excluding attachments and exhibits);
 - B. its attachments;
 - C. the bid solicitation document including any addenda (Exhibit 1); then,
 - D. the Contractor's bid response (Exhibit 2).
- 24. Certificate of Interested Parties.** Contractor agrees to comply with Texas Government Code Section 2252.908, as it may be amended, and to complete Form 1295 "Certificate of Interested Parties" as part of this Agreement if required by said statute.
- 25. Governing Law.** Contractor agrees to comply with all federal, Texas, and City laws in the performance of this Agreement. The applicable law for any legal disputes

arising out of this Agreement is the law of the State of Texas, and such form and venue for such disputes is the appropriate district, county, or justice court in and for Nueces County, Texas.

- 26. Public Information Act Requirements.** This paragraph applies only to agreements that have a stated expenditure of at least \$1,000,000 or that result in the expenditure of at least \$1,000,000 by the City. The requirements of Subchapter J, Chapter 552, Government Code, may apply to this contract and the Contractor agrees that the contract can be terminated if the Contractor knowingly or intentionally fails to comply with a requirement of that subchapter.
- 27. Entire Agreement.** This Agreement constitutes the entire agreement between the parties concerning the subject matter of this Agreement and supersedes all prior negotiations, arrangements, agreements and understandings, either oral or written, between the parties.

CONTRACTOR

J. Alex Salas

Signature: J. Alex Salas (Mar 3, 2025 14:25 CST)

Printed Name: **J. Alex Salas**

Title: **CEO**

Date: **03/03/2025**

CITY OF CORPUS CHRISTI

Sergio Villasana
Director, Finance & Procurement

Date: _____

Attached and Incorporated by Reference:

- Attachment A: Scope of Work
- Attachment B: Bid/Pricing Schedule
- Attachment C: Insurance and Bond Requirements
- Attachment D: Warranty Requirements

Incorporated by Reference Only:

- Exhibit 1: RFB/RFP No. TIPS 241001
- Exhibit 2: Contractor's Bid/Proposal Response

ATTACHMENT A: SCOPE OF WORK

General Requirements/Background Information

- A. The Contractor shall provide contract services for City Hall Main Gate. The Contractor shall have enough competent, responsible, trained personnel qualified to provide the required services. The building address is as follows.
- B. The Contractor shall provide all supervision, labor, transportation, tools, materials, and equipment necessary for the completion of services. All services must be performed in accordance with federal, state, local building codes and OSHA safety requirements, including but not limited to IBC 2022, ICC 2021.
- C. The Contractor will provide a working schedule no more than 5 days from the Notice to Proceed, to include days and times. Changes to work schedule must be communicated in writing by the Contractor to the Project Manager in a timely manner.
- D. The Contractor is responsible for submitting all product specifications for City Project Manager to review and approve prior to purchase and installation no more than 15 days after the issuance of the Notice to Proceed. Allow 14 business days for City submittal review.

Address

1201 Leopard St.
Corpus Christi, TX 78415

Project Duration/ Project Completion

Duration/Completion Date will be 210 Calendar Days beginning the day of receiving the Notice to Proceed. Project Duration includes material lead time, construction time, anticipated weather delays, inspection days, permit acquisition days, and completion of punch list items. All items must be completed on, or prior to the Completion Date.

Utility Locate

The Contractor is responsible for line locating prior to work commencing. The Contractor will need a dig permit via 811 Texas Dig prior to any scheduled work. A copy of the dig permit will be given to the City Project Manager for review and for recording keeping. No work is to be done until lines have been cleared and/or located. The contractor is expected to proceed with caution.

Main Gate and Pedestrian Gate

- A. The Contractor will furnish and install a swing gate (two leaf's) spanning approximately 28 feet (approx. 14' ea. Leaf), furnish and install a pedestrian gate (approx. 39"). On-site field verification will need to be done at the responsibility of the Contractor.

B. The Contractor will provide gate shop drawing submittals from the manufacturer with the listed specifications. Double Swing Gate must include the following minimum specifications:

1. Aluminum tubing to match existing fence
2. Welded bottom frame, welded horizontal and uprights
3. Left and right leaf frames will be approximately 163" – 167"
4. Imperial with extended puppy pickets range from "68" -88"
5. Decorative Fencing adornments, Style: Tri Finial
6. 1" x 1" Pickets
7. Block Hinges-HINGES MUST CONFORM FOR USE OF DISIMILAR METALS.
COORDINATE HINGE TYPE WITH GATE MANUFACTURE.
8. Top and Bottom rings
9. Finish color: Light Bronze
10. 3.2" in diameter plate with Cut Out Letters, "CORPUS CHRISTI CITY HALL"

C. The Contractor will furnish and install stainless steel passage accessible door handles and double cylinder dead bolts to pedestrian gate. The Contractor will provide submittal sheets and specifications on hardware prior to purchase.

D. The Contractor will furnish the swing gate and pedestrian gate to specifications listed on the referenced Exhibit 2. Gate shop drawings with specifications will need to be submitted for review and approval before fabrication.

E. The Contractor is responsible for coordinating location of gate hinges with both the gate manufacturer and masonry contractor.

F. The Contractor will furnish and install remaining fence panels that will attach to the structural columns of the swing gate.

City Hall Structural Column and Fence

A. The Contractor will construct two brick veneer columns, furnish and install remaining fence panels attaching to columns and end post. On-site field verification will need to be done at the responsibility of the Contractor.

B. Columns will be located approximately 80 feet from the curb of Staples Street into Mestina Street. See Site Plan.

C. The Contractor will follow design criteria for structural, foundation, and structural listed in the General Structure Notes. See Exhibit 1.

D. The Contractor will follow scope for demolition and foundation notes listed in the General Structure Notes. See Exhibit 1.

- E. The Contractor is responsible for procuring third-party verification and inspections of the soil, anchors, concrete construction, and steel construction.
- F. The Contractor will furnish and install remaining fence panels. The fence panels will match in properties of the existing fence (original fence, ALUMI-GUARD).
- G. Fence must include the following minimum specifications:
1. Aluminum tubing (post wall thickness 0.125"). to match existing fence.
 2. Six feet in height to match existing fence.
 3. Municipal Square tubing for posts with Pyramid Caps
 4. Decorative Fencing adornments, Style: Tri Finial
 5. Rings in panels
 6. Finish color: Light Bronze
 7. Panels will match Victoria style fence panels.
 8. 36" Concrete footings (3000psi)
- H. The Contractor will provide fence shop drawings with specifications for review and approval before fabrication.
- I. The Contractor will construct two structural columns approximately six feet in height. The columns and footings will follow per the structural design plans. See Exhibit 1 and Exhibit 2.
- J. Column structural support will be standard six-inch (STD. 6" \varnothing) steel pipe, hot dipped galvanized. WT7 beams will be welded to steel pipe. The contractor will need to coordinate welds with gate manufacturer. The Contractor will need to verify hinge type to protect against dissimilar metals.
- K. The structural columns will have a brick face finish. The following minimum specifications for the brick are as follows:
1. The face brick will be modular in size (2.25" x 3.625" x 7.625") and conform to the requirements of ASTM C 216 or C 652, Grade SW.
 2. The face brick color on columns is to match City Hall colors. A sample brick will be provided to the City.
 3. Neatly tool brick joints to form a concave profile when mortar is thumbprint hard. Mortar color to be determined.
 4. The base of columns must have base flashing and weep holes.
 5. Brick submittal will be provided prior to purchase.
- L. The structural columns will each have a 22"x22" square pyramidal column cap. Standard Buff 2 Limestone, Honed-smooth non-shiny top finish. Reference column

cap similar to image found in Exhibit 2. The Contractor will provide shop drawing, cut sheets, specifications for cap stone. See *Architectural Sheets*.

- M. The structural columns will each have an embedded stone address plaque with the following information: *Corpus Christi City Hall, 1201 Leopard St. Corpus Christi, TX 78401, Established in 1852. See Architectural Sheets.*
- N. The Contractor will remove and replace approximately 120 sq-ft section of concrete sidewalk or more as necessary to provide a finished appearance to the existing sidewalk after installation of columns. Where existing asphalt and concrete are to be cut, these cuts must be made vertical and straight while being cut with a saw.
- O. The Contractor will rebuild section of sidewalk into landscape on the pedestrian gate side. The new section of sidewalk will have a curved kickout appearance. The Contractor will field verify dimension. The landscape that has been disturbed must be returned to a clean appearance matching conditions prior to the modifications. Sprinkler head(s) and line will need to be relocated during the reconstruction of the sidewalk.
- P. The Contractor is responsible for line locating prior to installation. The Contractor will need a dig permit via 811 Texas Dig prior to any scheduled work. A copy of the dig permit will be given to the City Project Manager for review and for recording keeping. No work is to be done until lines have been cleared and/or located. The Contractor is expected to proceed with caution.
- Q. The existing utilities within the project area have not been identified. The accuracy and completeness of such information is not guaranteed. It is the Contractor's sole and complete responsibility to locate all underground utilities and structures sufficiently in advance of trenching and excavation operations to avoid damaging existing utilities or causing unnecessary delays. Immediately notify the City's Project Manager of any conflicts.
- R. The Contractor shall contact the appropriate utility owner to adjust or relocate utilities that will interfere with the proposed improvements. This includes, but is not limited to, existing gas lines, product pipelines, fiber optic lines, utility poles, telephone/cable pedestals, electrical duct banks, junction boxes, etc. Where feasible, these existing utilities should be adjusted or relocated prior to beginning work on the affected construction phase. Existing waterlines and wastewater lines that interfere with the proposed improvements must be relocated by the Contractor and coordinated with the City.
- S. No open excavation is to be left overnight.
- T. The Contractor will provide at minimum a weeks' notice before scheduling any work at City Hall and obtain approval from the City's Project Manager.

- U. The Contractor shall bring up any concerns or obstructions that could pose an issue to the City Project Manager.
- V. The Contractor shall field verify all measurements, quantities, and perform a site inspection with the City Project Manager.
- W. The Contractor shall have Superintendent or Foreman on-site for the duration of the project. The Superintendent or Foreman is to be present during all third-party verification and inspections.
- X. The Contractor will provide warranty letters including manufacture warranty on all parts and materials used on project, and applicable O&M's no more than 5 days from the completion date.

Site Management

- A. The Contractor will place Type 1 A-Frame barricades to close off section of Mestina Street along Staples Street side to opening of East side Parking lot. This must be done after hours prior to the first day of work and/or mobilization. See site plan, Exhibit 3.
- B. The Contractor will provide (2) "STREET CLOSED" signs, and (2) "No Entry" sign to be placed at areas marked on site plan, Exhibit 3.
- C. The Contractor will need to request a minimum of 5 days' notice for any intermittent closure of parking spaces.
- D. Closed off areas (Mestina Street) will and can be used for staging of equipment and material. See site plan, Exhibit 3.
- E. The Contractor will provide, in addition to barricades, temporary chain link panels at the ends of the construction area and staging area. See Image #1 below.
- F. The Contractor will keep the construction area orderly and neat daily. Daily clean-up is required. All construction waste must be properly and legally disposed of.
- G. Site must be kept safe from public harm or injuries from occurring.
- H. Designated parking must be made to the contractor at the discretion of the City's Project Manager.
- I. The Contractor will have the company name or logo on the work vehicles while on site.
- J. The Contractor will be responsible for repairing property damages sustained from related work.
- K. The City is not responsible for equipment or material theft while on City Property. The contractor is responsible for securing valuables.

Special Instruction

- A. The Contractor shall report to the City's Project Manager or designee at the location upon arrival per scheduled time.
- B. Any unauthorized changes or services performed by the Contractor will be at the responsibility of the Contractor and not Asset Management-Facility Maintenance.
- C. This work can be done on Holidays, weekends, after hours, as well as normal working hours (Monday to Friday, 8am to 5pm).
- D. The Contractor shall clean and haul away all debris.
- E. Communication During Project: City's Project Manager is to be the first point of contact for all parties on matters concerning this project.
- F. The Contractor is responsible for acquiring the appropriate equipment and ensure proper PPE is worn for the above services listed.
- G. The Contractor will schedule and perform walk through with Customer and Asset Management Project Manager at substantial completion for sign-off by all parties.
- H. The Contractor is responsible for completing punch list item(s) in a timely manner and prior to the project contract completion date.

Invoicing

The Contractor shall submit invoice for services to the City. Invoice shall include work description, purchase order number, service agreement number, location and date of Service(s), labor hours, and receipts for all material.

- A. Approval for payment must be authorized by the City's Contract Administrator or City's Project Manager.
- B. No Progress Payments allowed.

Plans

- A. STRUCTURAL Plans (Exhibit 1)
- B. ARCHITECTURAL PLANS(Exhibit 2)
- C. SITE & TRAFFIC PLAN (Exhibit 3)

GENERAL STRUCTURAL NOTES

CONSULTANT SHEET S1.2

ISSUED FOR

CONSTRUCTION

DATE
06/03/2024

DESIGNER
RRR

CONSTR. MGR
CM

ASSET MANAGEMENT - FACILITIES
CITY OF CORPUS CHRISTI
1701 LEOPARD ST.
CORPUS CHRISTI, TEXAS 78401

CITY OF CORPUS CHRISTI
TEXAS
Department of Asset Management

CITY OF CORPUS CHRISTI
CITY HALL MAIN GATE
1701 LEOPARD ST. CORPUS CHRISTI, TX 78401
GENERAL STRUCTURAL NOTES

SHEET NO
2

SHEET TOTAL
3

DRAWING NO
23-688705

FASTENERS:

- CAST-IN-PLACE AND POST-INSTALLED ANCHORS SHALL BE PER ANCHOR DIAMETER AND EMBEDMENT DEPTH NOTED ON THE DRAWINGS. POST-INSTALLED ANCHORS SHALL BE UTILIZED ONLY WHERE SPECIFIED. ALL ANCHORS SHALL BE HOT-DIPPED GALVANIZED PER ASTM A153
- ALL ANCHORS NOTED BELOW SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. CONTRACTOR SHALL CONTACT MANUFACTURER'S REPRESENTATIVE FOR THE INITIAL TRAINING AND INSTALLATION OF ANCHORS, AND FOR PRODUCT RELATED QUESTIONS AND AVAILABILITY.
- SPECIAL INSPECTIONS SHALL BE PROVIDED FOR ALL MECHANICAL AND ADHESIVE ANCHORS PER THE APPLICABLE EVALUATION REPORT NOTED BELOW. SPECIAL INSPECTIONS SHALL BE PERFORMED BY INDEPENDENT TESTING LABORATORY PERFORMING QA/QC SERVICES ON PROJECT.
- EXPANSION BOLTS (EB) IN CONCRETE/CMU SHALL BE TESTED AND QUALIFIED FOR USE IN ACCORDANCE WITH ACI 355.2 AND ICC-ES AC193. ACCEPTABLE PRODUCTS:
 - A. KWIK BOLT III (ICC-ES ESR-2302) BY HILTI (CONCRETE)
 - B. KWIK BOLT III (ICC-ES-ESR-1385) BY HILTI (MASONRY)
 - C. STRONG-BOLT 2 (ICC-ES ESR-3037) BY SIMPSON STRONG-TIE (CONCRETE)
 - D. WEDGE-ALL ANCHOR (ICC-ES ESR-1396) BY SIMPSON STRONG-TIE (MASONRY)
- HEAVY DUTY SLEEVE ANCHORS IN CONCRETE/CMU SHALL BE TESTED AND QUALIFIED OR USE IN ACCORDANCE WITH ACI 355.2 AND ICC-ES AC193. EXPANSION BOLTS (EB) SHALL NOT BE SUBSTITUTED FOR SLEEVE ANCHORS WITHOUT PRIOR WRITTEN APPROVAL BY STRUCTURAL ENGINEER. ACCEPTABLE PRODUCTS:
 - A. HSL-3 (ICC-ES ESR-1545) BY HILTI (CONCRETE)
- SCREW ANCHORS IN CONCRETE SHALL BE TESTED AND QUALIFIED FOR USE IN ACCORDANCE WITH ACI 355.2 AND ICC-ES AC193. ACCEPTABLE PRODUCTS:
 - A. KWIK HUS-EZ (ICC-ES ESR-3027) BY HILTI (CONCRETE)
 - B. KWIK HUS-EZ (ICC-ES ESR-3056) BY HILTI (MASONRY)
 - C. TITEN HD (ICC-ES ESR-2713) BY SIMPSON STRONG-TIE (CONCRETE)
 - D. TAPCON ANCHORS (ICC-ES ESR-1671) (MASONRY)
 - E. POWERS WEDGE BOLT (ICC-ES ESR-1678) (MASONRY)
- UNDERCUT ANCHORS IN CONCRETE SHALL BE TESTED AND QUALIFIED FOR USE IN ACCORDANCE WITH ACI 355.2 AND ICC-ES AC193. ACCEPTABLE PRODUCTS:
 - A. HOA (ICC-ES ESR-1546) BY HILTI (CONCRETE)
 - B. TORQ-CUT (ICC-ES ESR-2705) BY SIMPSON STRONG-TIE (CONCRETE)
- POWDER ACTUATED FASTENERS IN CONCRETE/CMU SHALL BE TESTED AND QUALIFIED FOR USE IN ACCORDANCE WITH ACI 355.2 AND ICC-ES AC193. ACCEPTABLE PRODUCTS:
 - A. X-U (ICC-ES ESR-2269) BY HILTI (CONCRETE/MASONRY)
 - B. POWDER ACTUATED FASTENERS (ICC-ES ESR-2138) BY SIMPSON STRONG TIE (CONCRETE/MASONRY)
- ADHESIVE ANCHORS IN CONCRETE/CMU SHALL BE TESTED AND QUALIFIED FOR USE IN ACCORDANCE WITH ACI 355.4 AND ICC-ES AC308. ACCEPTABLE PRODUCTS:
 - A. HIT-RE 500-V3 (ICC-ES ESR-3814) BY HILTI (CONCRETE)
 - B. HIT-HY 270 (ICC-ES ESR-4143) BY HILTI (MASONRY)
 - C. SET-XP (ICC-ES ESR-2508) BY SIMPSON STRONG-TIE (CONCRETE)
 - D. SET (ICC-ES ESR-1772) BY SIMPSON STRONG-TIE (MASONRY)
- J-BOLTS SHALL BE FABRICATED FROM ASTM A36/A307 ROD. BOLTS, NUTS AND WASHERS SHALL BE GALVANIZED. EXPANSION BOLTS/SLEEVE ANCHORS SHALL NOT BE SUBSTITUTED FOR J-BOLTS WITHOUT PRIOR WRITTEN APPROVAL BY STRUCTURAL ENGINEER.
- HEADED ANCHOR RODS SHALL BE FABRICATED FROM ASTM F1554 MATERIAL, FY=36 KSI
- SUBSTITUTION REQUESTS FOR PRODUCTS LISTED ABOVE SHALL BE SUBMITTED BY THE CONTRACTOR TO THE STRUCTURAL ENGINEER ALONG WITH CALCULATIONS THAT ARE PREPARED & SEALED BY A REGISTERED PROFESSIONAL ENGINEER. THE CALCULATIONS SHALL DEMONSTRATE THAT THE SUBSTITUTED PRODUCT IS CAPABLE OF ACHIEVING THE PERTINENT EQUIVALENT PERFORMANCE VALUES OF THE SPECIFIED PRODUCT USING 11-IE APPROPRIATE DESIGN PROCEDURE AND/OR STANDARDS. SUBSTITUTED ANCHORS SHALL HAVE A VALID CURRENT EVALUATION (ICC-ES OR IAPMO-ES) REPORT.

SPECIAL INSPECTIONS

SPECIAL INSPECTIONS INDEPENDENT OF THE CONTRACTOR, THE ARCHITECT, OR THE ENGINEER, SHALL BE PROVIDED BY A SPECIAL INSPECTOR EMPLOYED BY THE OWNER ACCORDING TO CHAPTER 17 OF THE IBC 2021. 11-IE SPECIAL INSPECTOR SHALL OBSERVE THE WORK FOR CONFORMANCE WITH THE CONTRACT DOCUMENTS. THE SPECIAL INSPECTOR SHALL SEND WRITTEN REPORTS TO THE OWNER, THE ARCHITECT, THE ENGINEER AND 11-IE CONTRACTOR. THE REPORTS SHALL INDICATE IF WORK INSPECTED WAS DONE IN CONFORMANCE WITH THE CONTRACT DOCUMENTS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION. IF THE DISCREPANCIES ARE NOT CORRECTED, 11-IE SPECIAL INSPECTOR SHALL BRING THE DISCREPANCIES TO THE ATTENTION OF THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE PRIOR TO THE COMPLETION OF 11-IAT PHASE OF THE WORK. THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT STATING THAT THE SPECIAL INSPECTION WORK WAS, TO THE BEST OF THEIR KNOWLEDGE, IN OR NOT IN CONFORMANCE WITH THE DRAWINGS, SPECIFICATIONS AND APPLICABLE WORKMANSHIP PROVISIONS OF THE IBC 2021.

CONTINUOUS OR PERIODIC SPECIAL INSPECTION IS REQUIRED FOR THE FOLLOWING WORK:

REQUIRED VERIFICATION AND INSPECTION OF SOBS

VERIFICATION AND INSPECTION TASK	CONTINUOUS DURING TASK LISTED	PERIODICALLY DURING TASK LISTED
VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL		X
PERFORM CLASSIFICATION AND TESTING OF SELECT FILL MATERIALS		X
VERIFY USE OF PROPER MATERIALS, DENSITIES AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF SELECT FILL	X	
PRIOR TO PLACEMENT OF SELECT FILL, OBSERVE SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY		X

REQUIRED VERIFICATION AND INSPECTION OF ANCHORS

VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC
CAST-IN-PLACE, POST-INSTALLED, MECHANICAL AND EPOXY SET ANCHORS: AS APPLICABLE, THE INSPECTION PROGRAM SHALL VERIFY THE ANCHOR TYPE, EMBEDMENT, TIGHTENING TORQUE, DIMENSIONS, HOLE DEPTH & DIAMETER AND CLEANOUT, EPOXY MIXING AND PLACEMENT PROCEDURES IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND THE CURRENT ICC-ES EVALUATION REPORT		FREQUENCY OF INSPECTION SHALL BE IN ACCORDANCE WITH THE CURRENT ICC-ES EVALUATION REPORT, OR PER THE SPECIAL INSPECTION REQUIREMENTS OF THE ANCHOR SUBSTRATE, WHICHEVER IS MORE STRINGENT

REQUIRED VERIFICATION AND INSPECTION OF CONCRETE CONSTRUCTION

VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC
INSPECTION OF REINFORCING STEEL, INCLUDING PRESTRESSING TENDONS, AND PLACEMENT		X
INSPECT BOLTS TO BE INSTALLED IN CONCRETE PRIOR TO AND DURING PLACEMENT OF CONCRETE	X	
VERIFY USE OF REQUIRED DESIGN MIX		X
PERFORM SLUMP AND AIR CONTENT TEST, AND DETERMINE THE TEMPERATURE OF THE CONCRETE AT THE TIME OF SAMPLING FRESH CONCRETE FOR MAKING SPECIMENS FOR STRENGTH TESTS PER ACI 318	X	
INSPECTION OF CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES	X	
INSPECTION FOR MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES		X
INSPECTION OF PRESTRESSED CONCRETE APPLICATION OF PRESTRESSING FORCES	X	
VERIFICATION OF IN-SITU CONCRETE STRENGTH, PRIOR TO STRESSING OF TENDONS IN POST-TENSIONED CONCRETE AND PRIOR TO REMOVAL OF SHORES AND FORMS FROM BEAMS AND STRUCTURAL SLABS		X
ERECTION OF PRECAST CONCRETE MEMBERS		X
INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED		X

REQUIRED VERIFICATION AND INSPECTION OF PmR FOUNDATIONS

VERIFICATION AND INSPECTION TASK	CONTINUOUS DURING TASK LISTED	PERIODICALLY DURING TASK LISTED
OBSERVE DRILLING OPERATIONS AND MAINTAIN COMPLETE AND ACCURATE RECORDS OF EACH PIER	X	
VERIFY PLACEMENT LOCATIONS AND PLUMBNESS, CONFIRM PIER DIAMETERS, BELL DIAMETERS (IF APPLICABLE), LENGTHS, EMBEDMENT INTO BEDROCK (IF APPLICABLE) AND ADEQUATE END BEARING STRATA CAPACITY	X	
FOR CONCRETE PIERS, PERFORM ADDITIONAL INSPECTIONS AS REQUIRED FOR CONCRETE CONSTRUCTION		

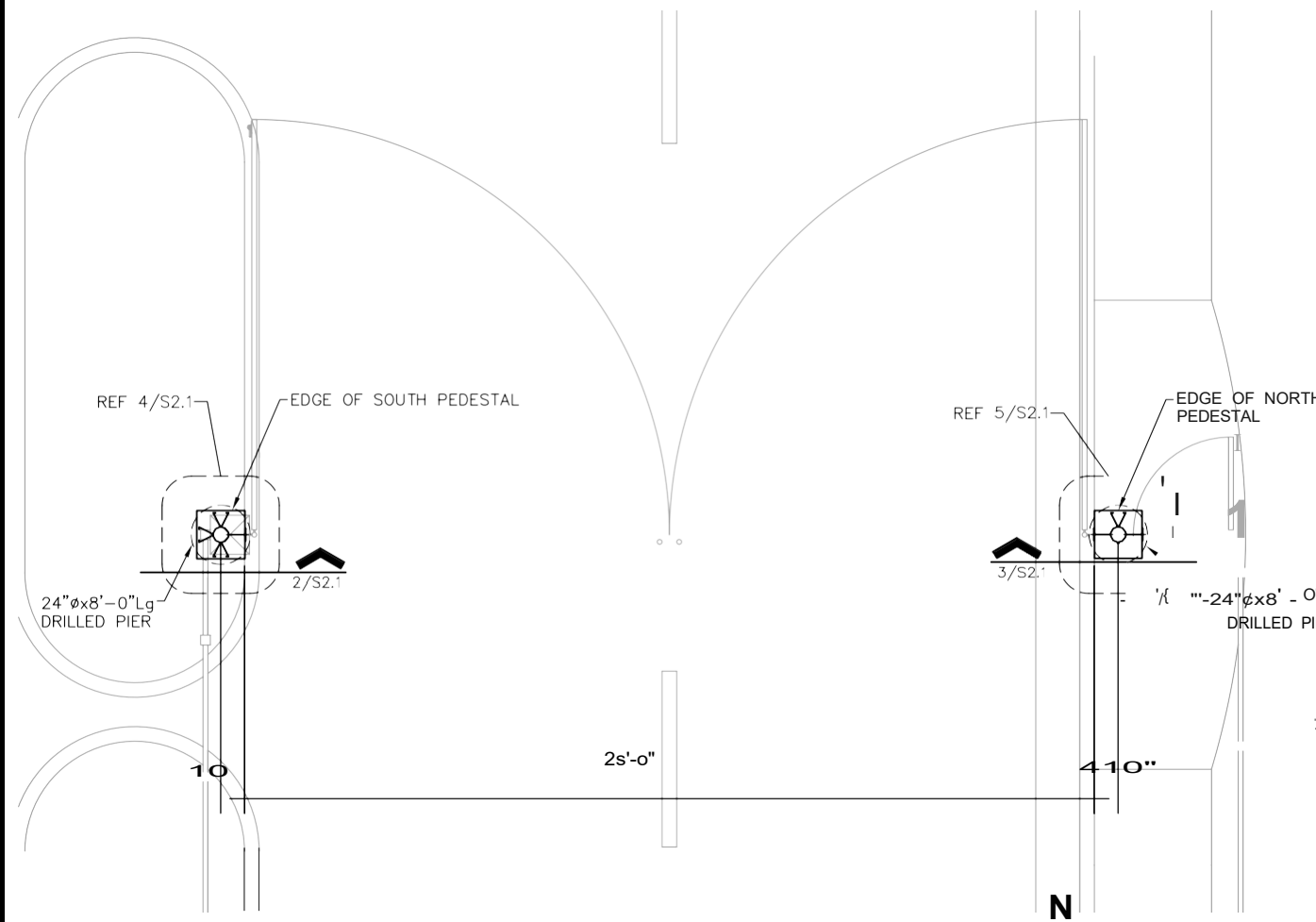
REQUIRED VERIFICATION AND INSPECTION OF STEEL CONSTRUCTION

VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC
MATERIAL VERIFICATION OF HIGH-STRENGTH BOLTS, NUTS AND WASHERS		X
INSPECTION OF HIGH STRENGTH BOLTING		X
INSPECTION OF WELDING:		
COMPLETE AND PARTIAL PENETRATION GROOVE WELDS	X	
MULTIPASS FILLET WELDS	X	
SINGLE-PASS FILLET WELDS		X
FLOOR AND ROOF DECK WELDS		X
INSPECTION OF STEEL FRAME JOINT DETAILS FOR COMPLIANCE WITH APPROVED CONSTRUCTION DOCUMENTS		X



6/3/2024

GREEN, RUBIANO & ASSOCIATES
CONSULTING - STRUCTURAL ENGINEERS
12200 HWY 100
DOWNTOWN, TEXAS 75114
PH: 214-416-1111



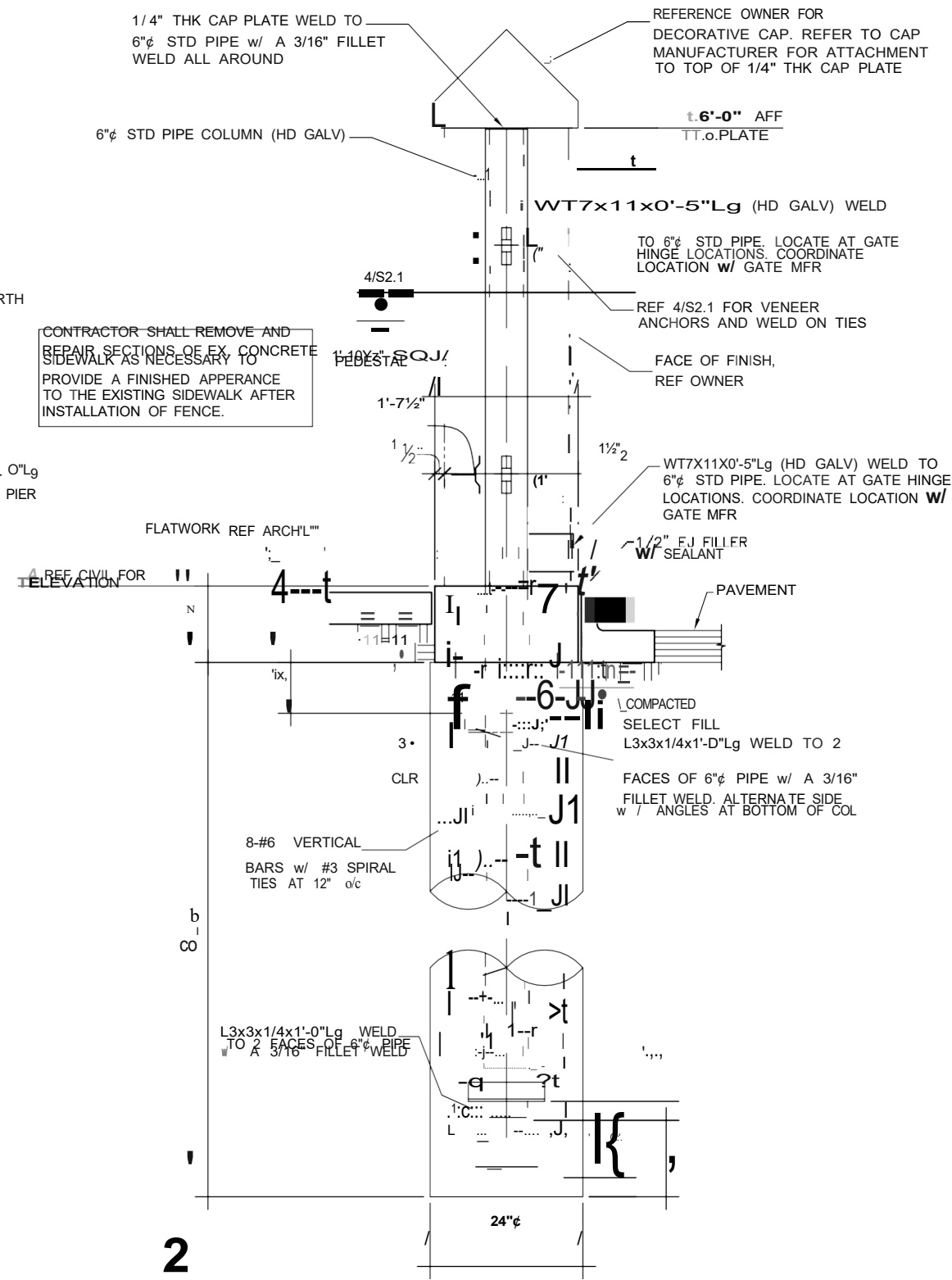
1 ENTRY GATE FOUNDATION PLAN

1/4" = 1'-0"

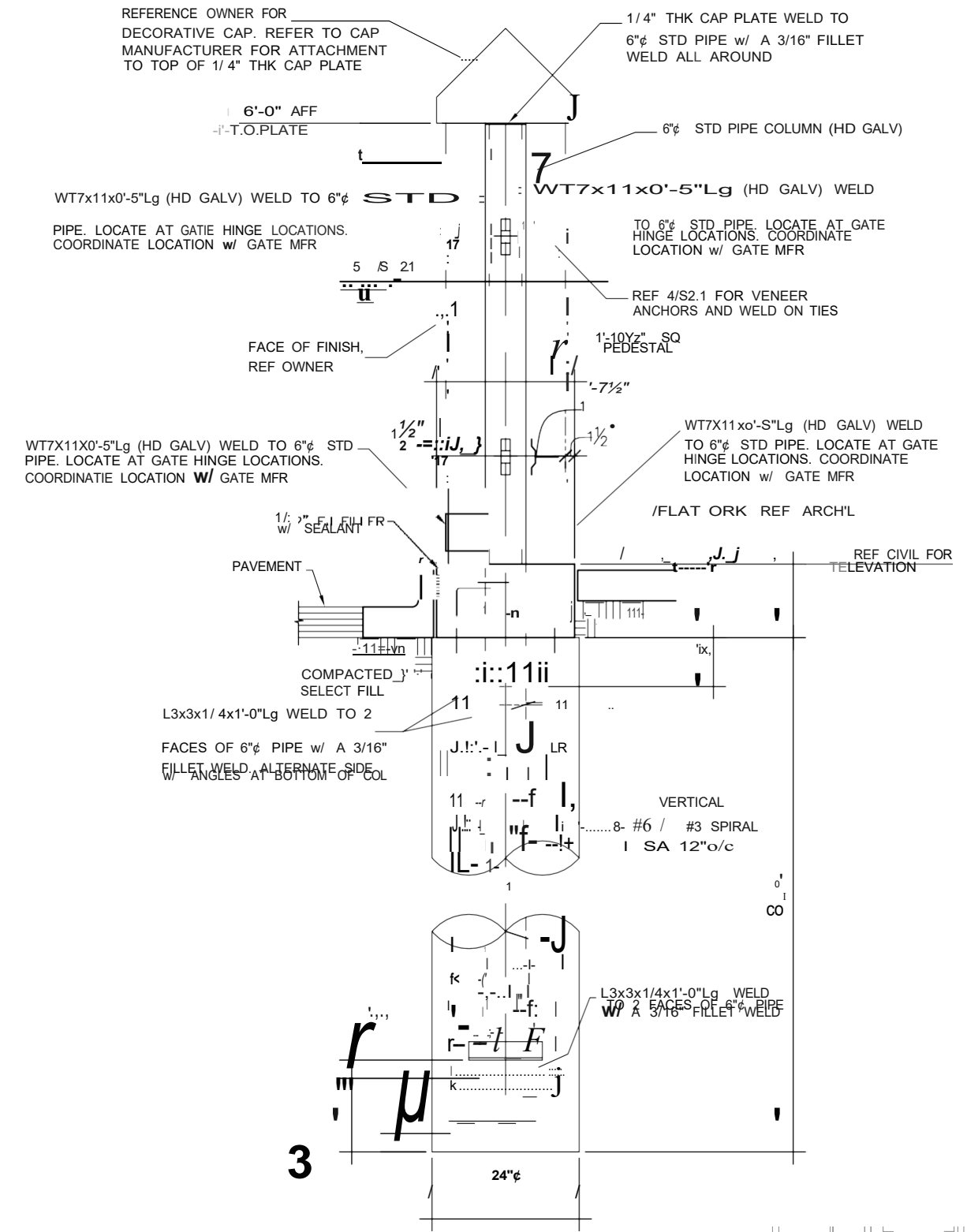
NOTES:

1. REFERENCE ARCHITECTURAL AND CIVIL FOR ENTRY GATE LOCATION AND ORIENTATION.

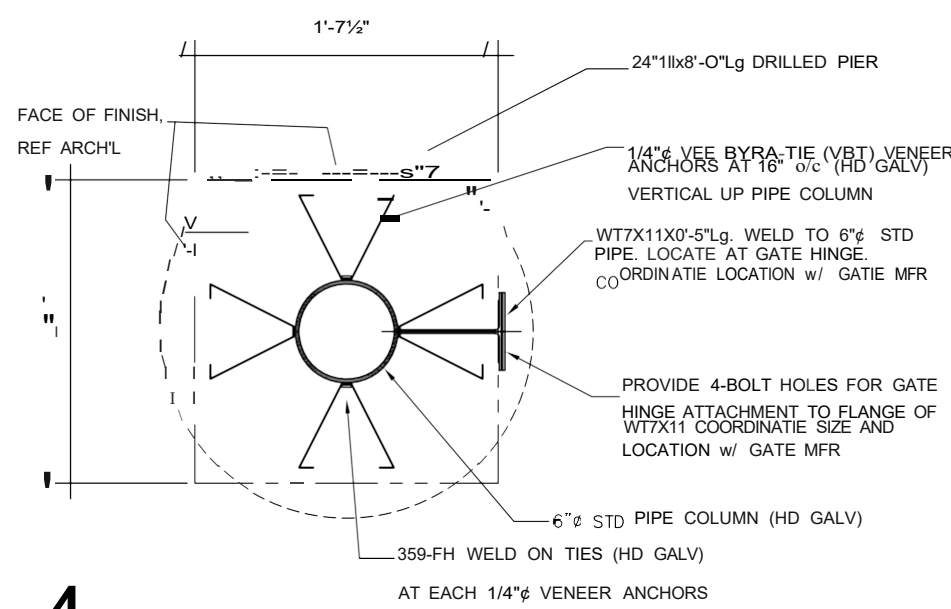
PLAN NORTH



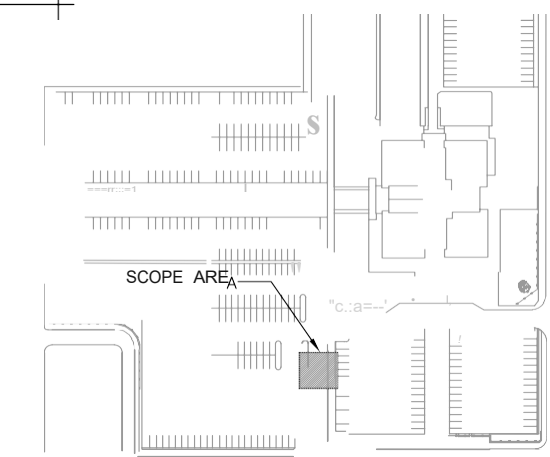
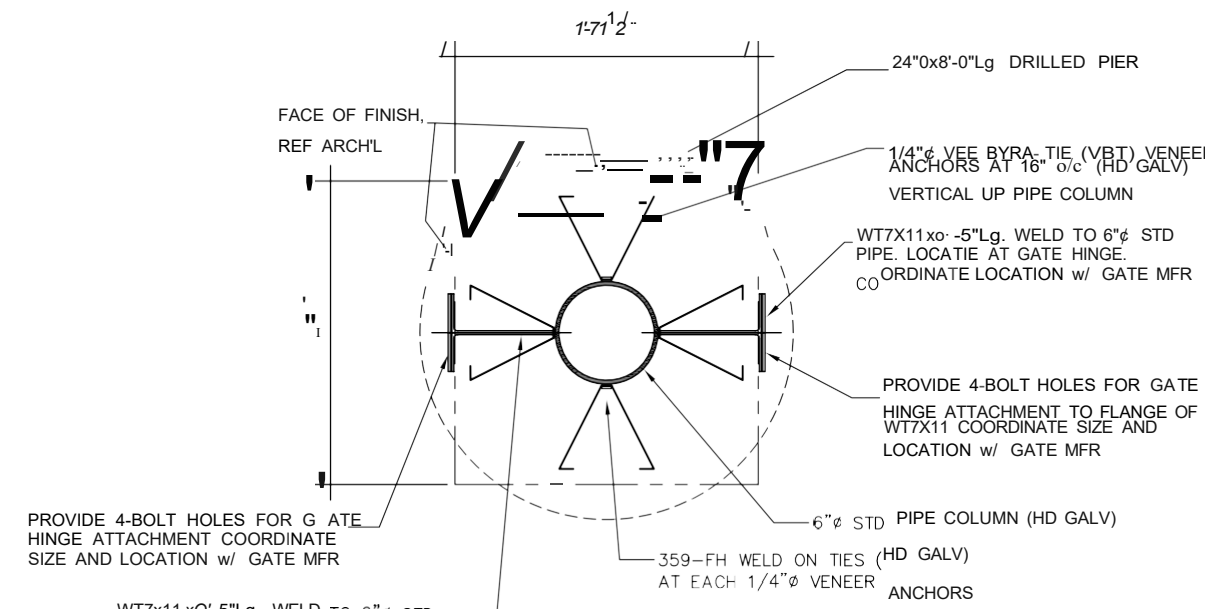
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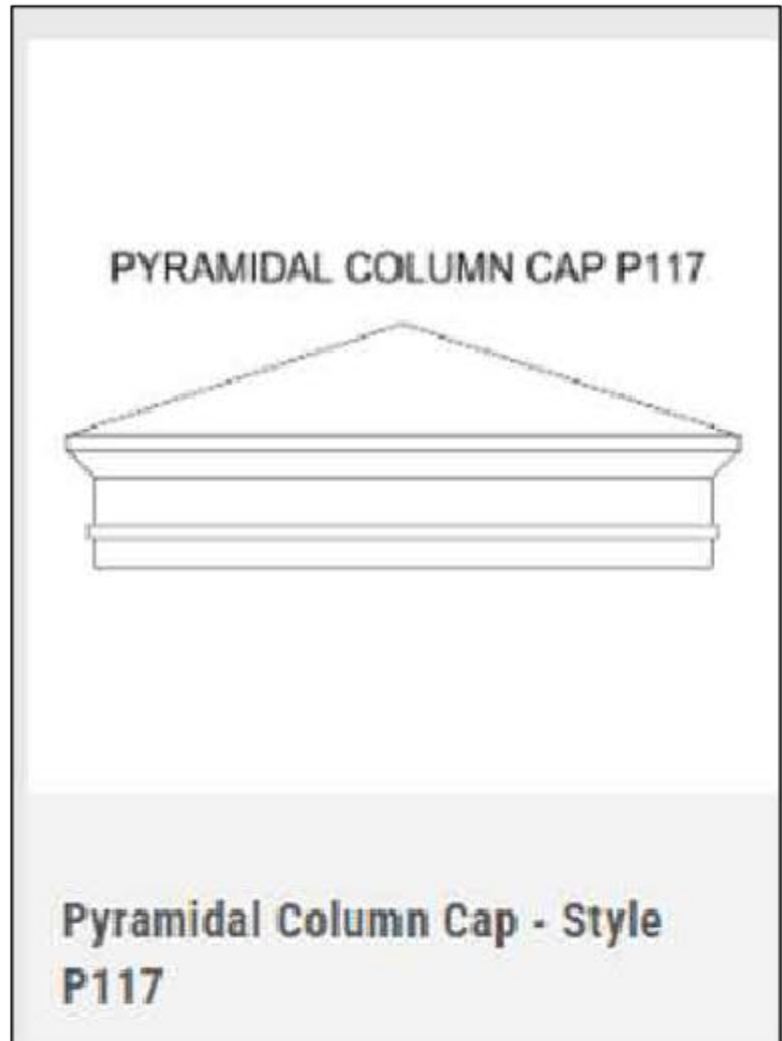
KEY PLAN



4/3/2024



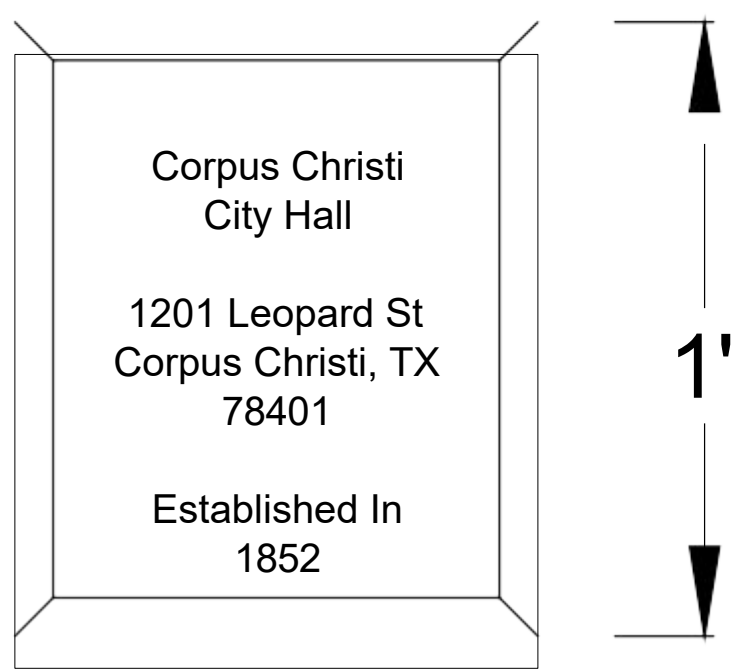
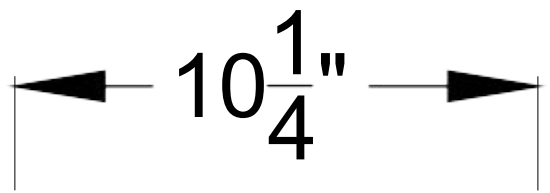
Exhibit 2



1 PYRAMIDAL COLUMN CAP REFERENCE IMAGE
X SCALE: NONE

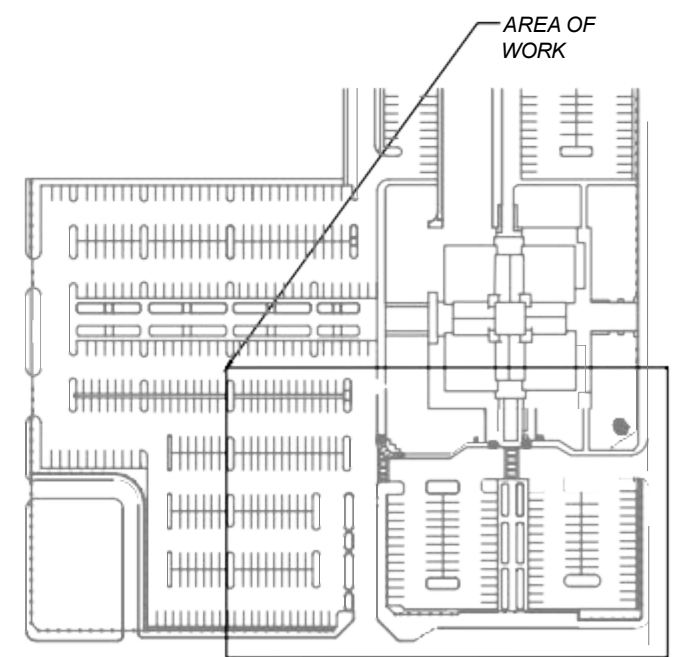


2 SCHEMATIC DESIGN
X SCALE: NONE

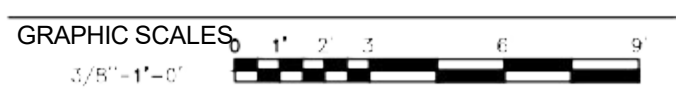


3 ADDRESS PLAQUE
X SCALE: NONE

CUT OUT LETTERS:
"CORPUS CHRISTI
CITY HALL".
SEE SHEET NO.2,



CITY HALL - PARKING LOT & MAIN GATE
KEY PLAN



ISSUED FOR	
DATE	
DESIGNER	
CONSTR.MGR.	
ASSET MANAGEMENT - FACILITIES CITY OF CORPUS CHRISTI 1201 LEOPARD ST. CORPUS CHRISTI, TEXAS 78401	
 CITY OF CORPUS CHRISTI TEXAS Department of Asset Management	
CITY OF CORPUS CHRISTI CITY HALL MAIN GATE	ARCHITECTURAL REFERENCE COLUMN CAP & SCHEMATIC DESIGN
SHT. NO. 1	SHT. TOTAL 2
DRAWING ID	

ISSUED FOR

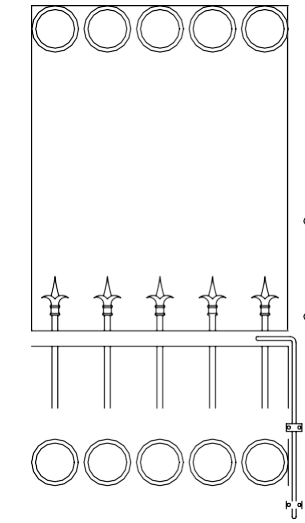
DATE

DESIGNER

CONSTR. MGR.

ASSET MANAGEMENT - FACILITIES
CITY OF CORPUS CHRISTI
1201 LEOPARD ST.
CORPUS CHRISTI, TEXAS 78401

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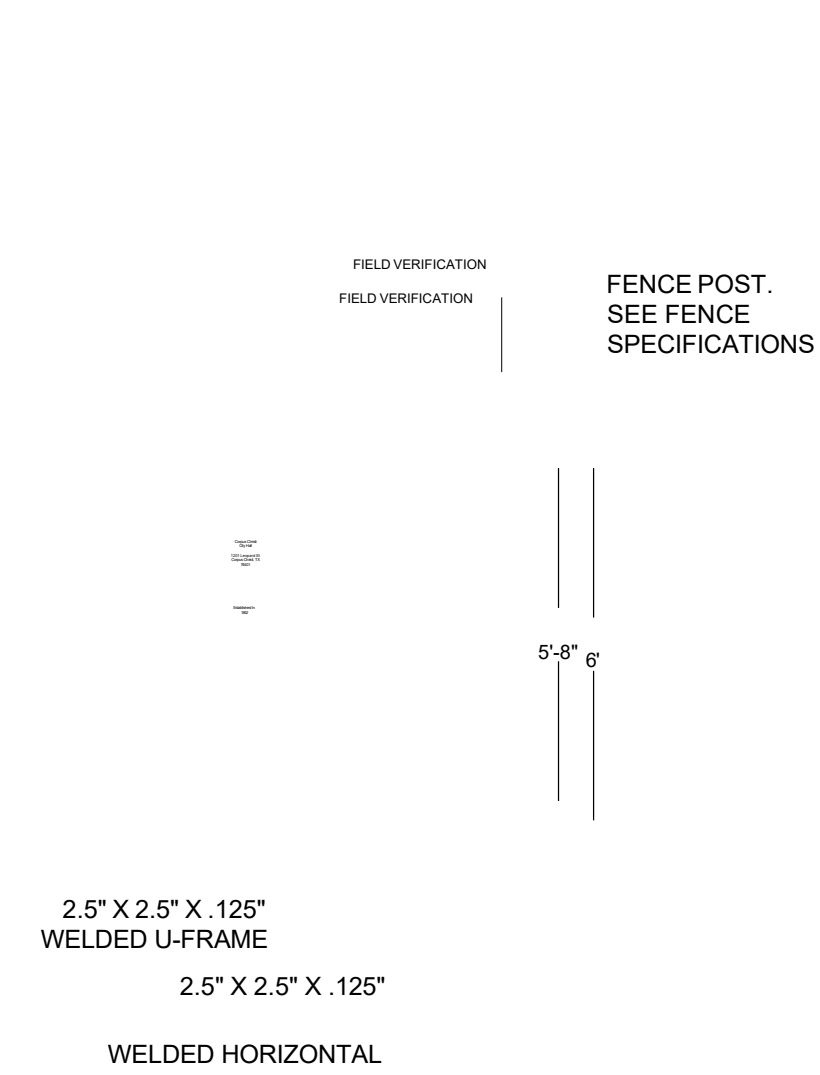
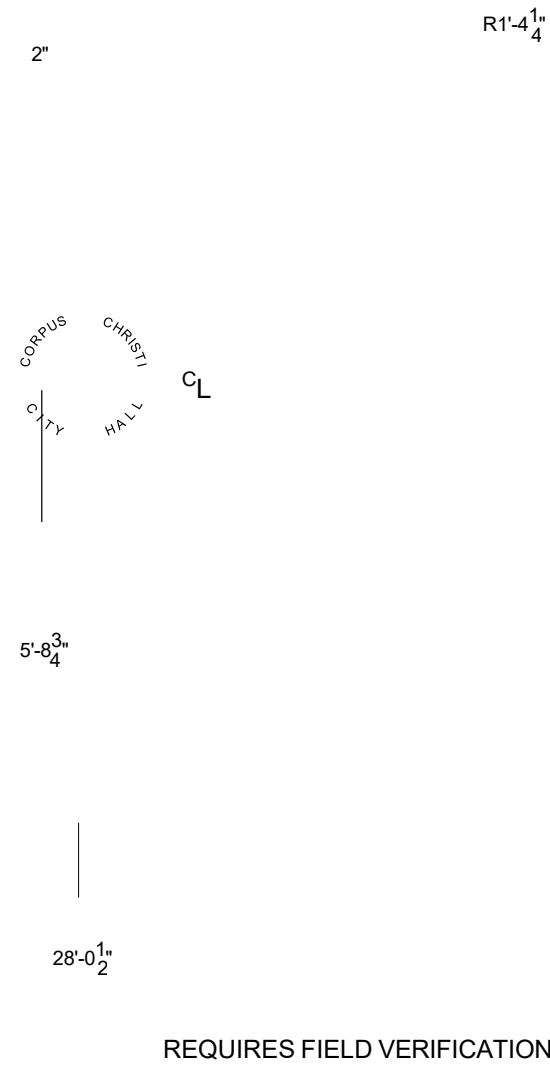
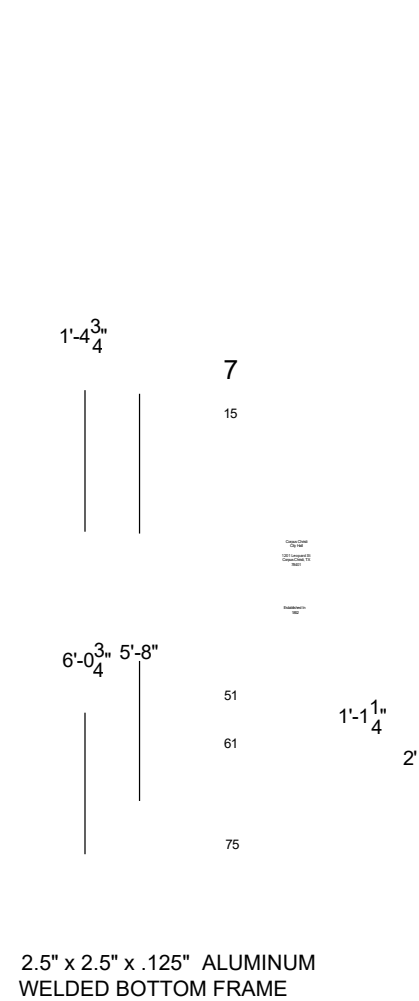


NORTH COLUMN ELEVATION
PUBLIC SIDE

COLUMN ELEVATION
HINGE SIDE

NORTH COLUMN ELEVATION
WITH PEDESTRIAN GATE

1 ARCHITECTURAL REFERENCE FOR FACE BRICK & ADDRESS PLAQUE
X SCALE: NONE



Department of Asset Management

CITY OF CORPUS CHRISTI
CITY HALL MAIN GATE
ARCHITECTURAL REFERENCE FACE BRICK COLUMNS
& SWING GATE DESIGN

2 ARCHITECTURAL REFERENCE FOR MAIN GATE & COLUMNS
X SCALE. NONE

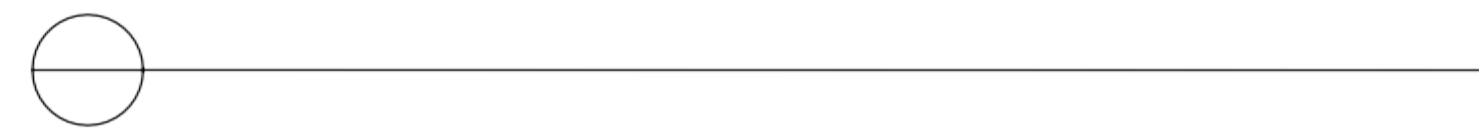
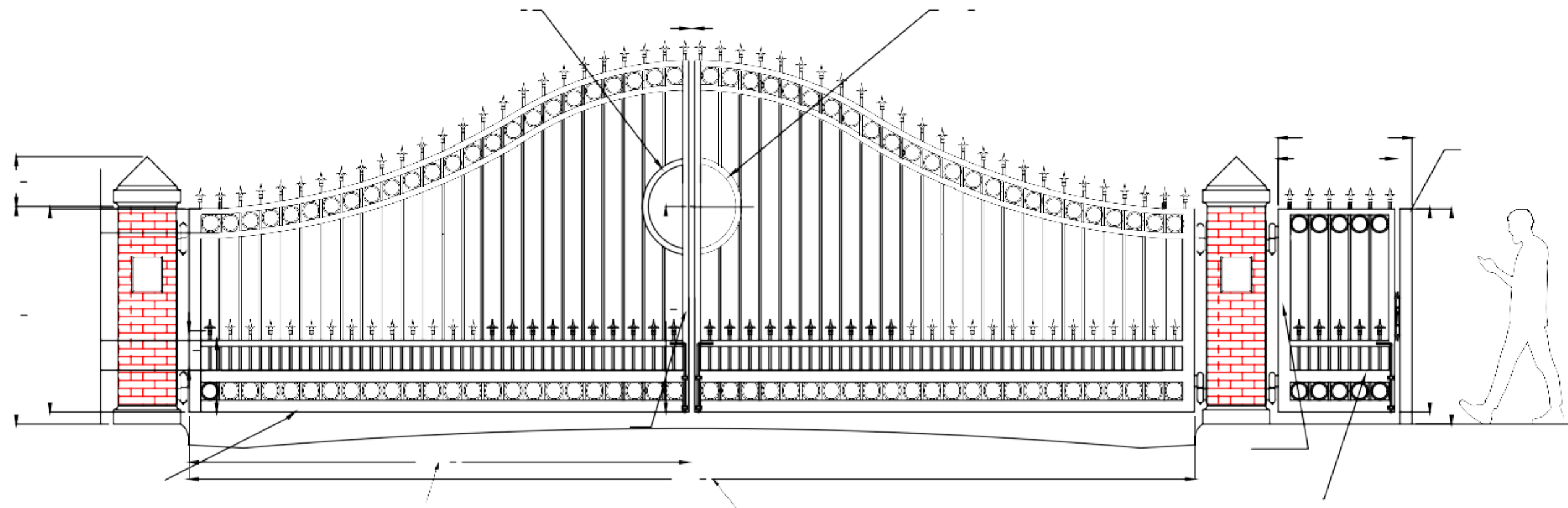
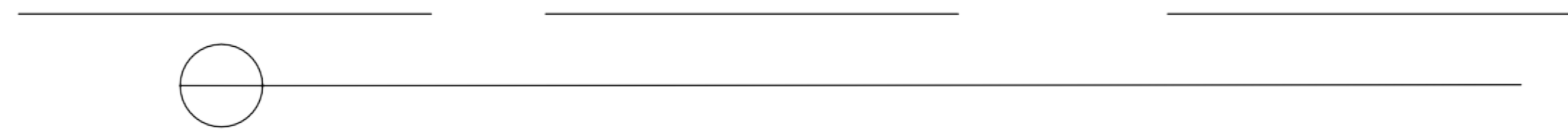
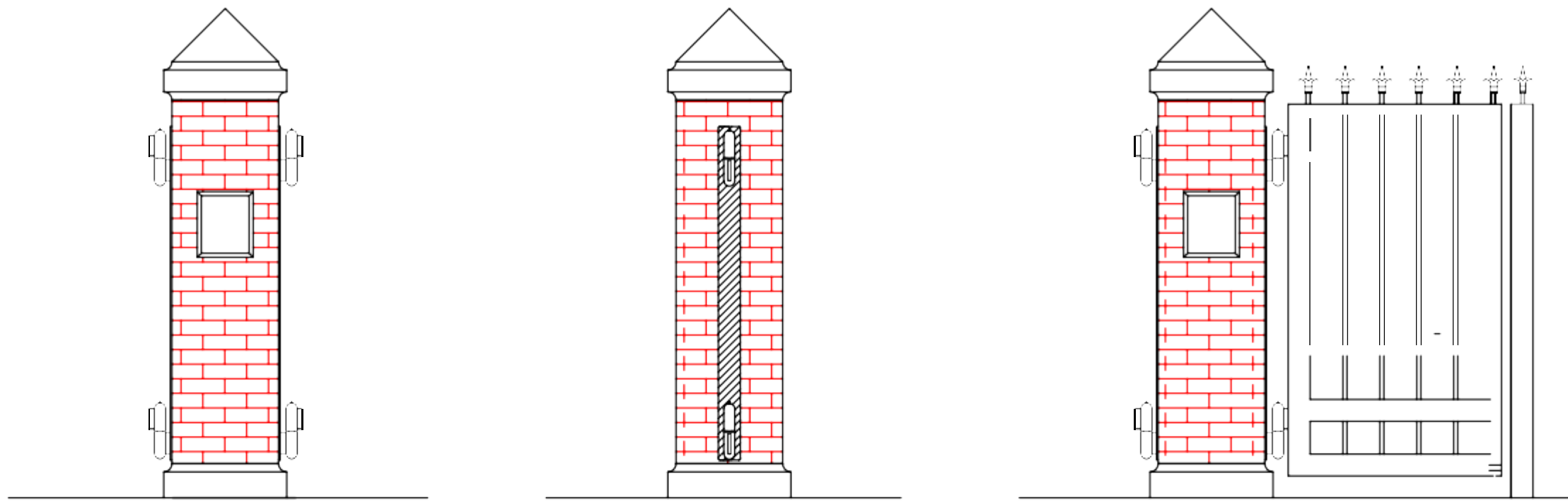
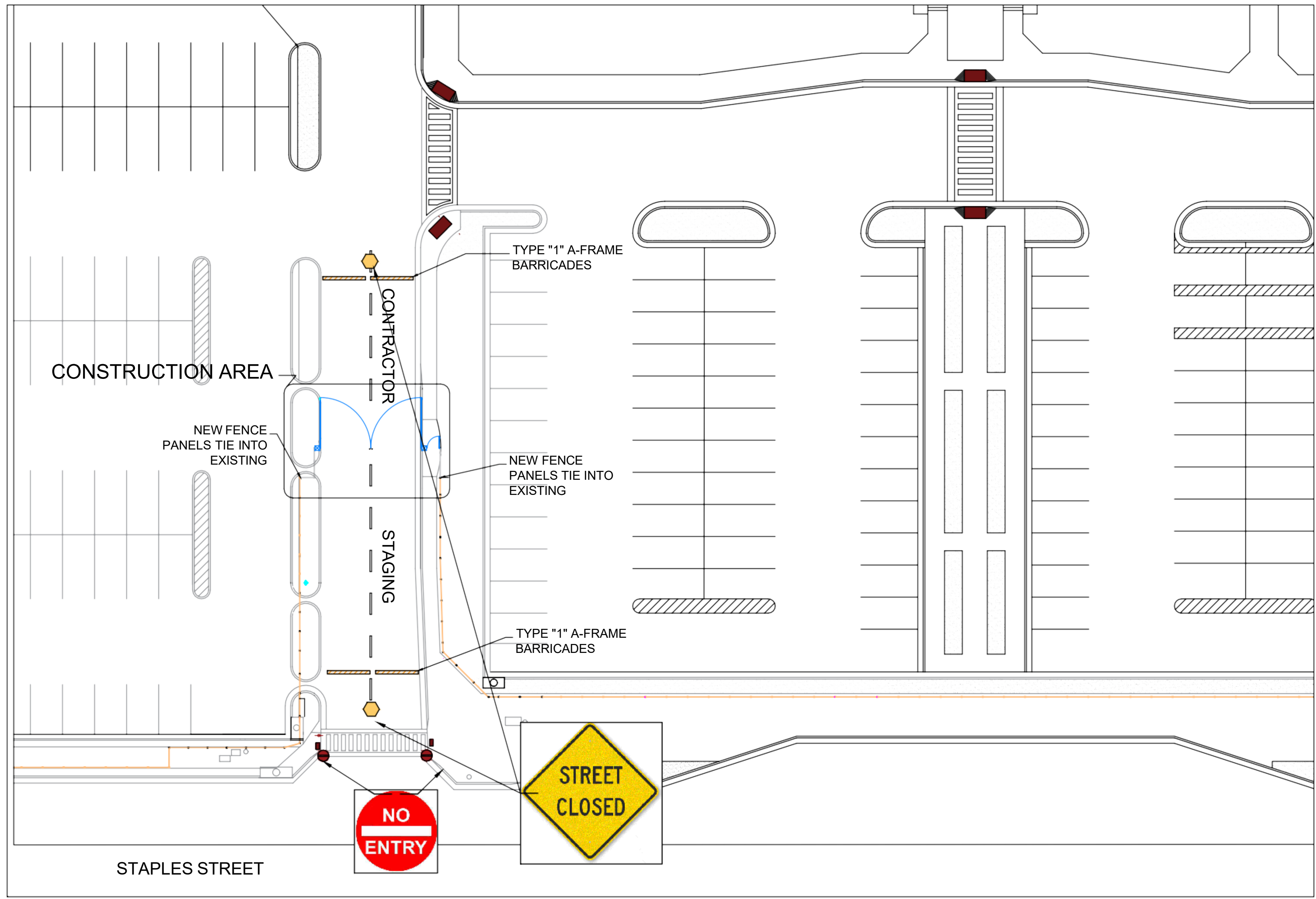


Exhibit 3



UPDATED: 07/21/2023

ISSUED FOR	
DATE	
DESIGNER	
CONSTR.MGR.	
ASSET MANAGEMENT - FACILITIES CITY OF CORPUS CHRISTI 1201 LEOPARD ST. CORPUS CHRISTI, TEXAS 78401	
 CITY OF CORPUS CHRISTI TEXAS Department of Asset Management	
CITY OF CORPUS CHRISTI CITY HALL MAIN GATE	SITE & TRAFFIC PLAN
SHT. NO. 1	SHT. TOTAL 1
DRAWING ID	



March 18, 2025

Magdalena Alaniz
Sr. Project Manager
City of Corpus Christi
Department of Asset Management
1201 Leopard St.
Corpus Christi TX 78401

RE: City of Corpus Christi – Construction of Aluminum Fencing and Gate_revised
TIPS RCSP 241001

Dear Mrs. Alaniz,
A1 Facility Services is pleased to provide pricing for the following:

I. SCOPE OF WORK:

- A1 Facility Services proposes to provide all labor, materials, insurance, equipment and supervision to perform the following scope of work:

MAIN GATE

Furnish and install one (1) double drive gate

PEDESTRIAN GATE

Furnish and install one (1) swing gate for pedestrian access

FENCE

Furnish and install approx. 28 LF of aluminum fence

BRICK COLUMNS

Furnish and install double brick columns

Install sidewalk for pedestrian gate

Provide temporary fencing

Clean and remove all debris from site.

ELECTRICAL

Electrical Engineering for Gate Ckt

Install 2 Swing Operators Liftmaster HDSW24UL

Saw Cut & Break Concrete & Asphalt Approx 140', Patch Asphalt & Concrete

Extend 1-20amp Ckt from Existing Panel

Install Empty Conduits for Access Control, Install 1 Exit Probe

Normal Working Hours Mon-Fri

Follow NEC & Local Electrical Codes

Daily Trash Clean-up

7001 N. 10th Street, Suite E, McAllen TX United States 78504

PH. 956-322-1886 | Toll Free Fax: 800-322-5086



Facility Services

Comply With Safety Rules & Regulations

Not Included: Anything Not Listed Above, Painting of Exposed Surfaces, Site Fencing & Protection, Lab Testing, Structural Engineering

BOLLARD

Install four (x4) – stainless steel 4” bollards, 7 feet long, cement filled.

II. PROCEDURES:

- All work to be performed per all local, state and federal guidelines.
- A1 Facility Services assumes power and water to be provided by the owner.
- Utility disconnects if required to be performed by others.

III. SCHEDULING: We propose to perform the above-listed scope of work within 7 months.

IV. PRICING:

Lump sum price \$ 205,979.38 + \$5,000 Contingency, if needed

Grand Total \$ 210,979.38

As per TIPS RCSP 241001

Price is based on current commodity pricing and is subject to change based on supplier pricing and availability. This proposal is valid for 30 days.

If you should have any questions or need additional information, please do not hesitate to contact me via cell phone or email.

Thank you,

Robert L. Lopez

Robert L. Lopez
Project Manager
A1 Facility Services

Attachment C: Insurance and Bond Requirements

A. CONTRACTOR'S LIABILITY INSURANCE

1. Contractor must not commence work under this agreement until all insurance required has been obtained and such insurance has been approved by the City. Contractor must not allow any subcontractor Agency to commence work until all similar insurance required of any subcontractor Agency has been obtained.

2. Contractor must furnish to the City's Risk Manager and Contract Administer one (1) copy of Certificates of Insurance (COI) with applicable policy endorsements showing the following minimum coverage by an insurance company(s) acceptable to the City's Risk Manager. The City must be listed as an additional insured on the General liability and Auto Liability policies **by endorsement**, and a waiver of subrogation is required on all applicable policies. **Endorsements** must be provided with COI. Project name and or number must be listed in Description Box of COI.

TYPE OF INSURANCE	MINIMUM INSURANCE COVERAGE
Commercial General Liability Including: 1. Commercial Broad Form 2. Premises – Operations 3. Products/ Completed Operations 4. Contractual Liability 5. Independent Contractors 6. Personal Injury- Advertising Injury	\$1,000,000 Per Occurrence
AUTO LIABILITY (including) 1. Owned 2. Hired and Non-Owned 3. Rented/Leased	\$500,000 Combined Single Limit
WORKERS' COMPENSATION EMPLOYER'S LIABILITY	Statutory \$500,000 /\$500,000 /\$500,000

3. In the event of accidents of any kind related to this agreement, Contractor must furnish the Risk Manager with copies of all reports of any accidents within 10 days of the accident.

B. ADDITIONAL REQUIREMENTS

1. Applicable for paid employees, Contractor must obtain workers' compensation coverage through a licensed insurance company. The coverage must be written on a

policy and endorsements approved by the Texas Department of Insurance. The workers' compensation coverage provided must be in an amount sufficient to assure that all workers' compensation obligations incurred by the Contractor will be promptly met.

2. Contractor shall obtain and maintain in full force and effect for the duration of this Contract, and any extension hereof, at Contractor's sole expense, insurance coverage written on an occurrence basis, by companies authorized and admitted to do business in the State of Texas and with an A.M. Best's rating of no less than A- VII.
3. Contractor shall be required to submit a copy of the replacement certificate of insurance to City at the address provided below within 10 days of the requested change. Contractor shall pay any costs incurred resulting from said changes. All notices under this Article shall be given to City at the following address:

City of Corpus Christi
Attn: Risk Manager
P.O. Box 9277
Corpus Christi, TX 78469-9277

4. **Contractor agrees that with respect to the above required insurance, all insurance policies are to contain or be endorsed to contain the following required provisions:**
 - List the City and its officers, officials, employees, volunteers, and elected representatives as additional insured by endorsement, as respects operations, completed operation and activities of, or on behalf of, the named insured performed under contract with the City, with the exception of the workers' compensation policy;
 - Provide for an endorsement that the "other insurance" clause shall not apply to the City of Corpus Christi where the City is an additional insured shown on the policy;
 - Workers' compensation and employers' liability policies will provide a waiver of subrogation in favor of the City; and
 - Provide 30 calendar days advance written notice directly to City of any, cancellation, non-renewal, material change or termination in coverage and not less than 10 calendar days advance written notice for nonpayment of premium.
5. Within 5 calendar days of a cancellation, non-renewal, material change or termination of coverage, Contractor shall provide a replacement Certificate of Insurance and applicable endorsements to City. City shall have the option to suspend Contractor's performance should there be a lapse in coverage at any time during this contract. Failure to provide and to maintain the required insurance shall constitute a material breach of this contract.
6. In addition to any other remedies the City may have upon Contractor's failure to provide and maintain any insurance or policy endorsements to the extent and within the time herein required, the City shall have the right to order Contractor to remove the exhibit

hereunder, and/or withhold any payment(s) if any, which become due to Contractor hereunder until Contractor demonstrates compliance with the requirements hereof.

7. Nothing herein contained shall be construed as limiting in any way the extent to which Contractor may be held responsible for payments of damages to persons or property resulting from Contractor's or its subcontractor's performance of the work covered under this agreement.
8. It is agreed that Contractor's insurance shall be deemed primary and non-contributory with respect to any insurance or self insurance carried by the City of Corpus Christi for liability arising out of operations under this agreement.
9. It is understood and agreed that the insurance required is in addition to and separate from any other obligation contained in this agreement.

Bond Requirements:

Bonds are required for this Agreement

2023 Insurance Requirements

Ins. Req. Exhibit **4-B**

Contracts for General Services – Services Performed Onsite

01/01/2023 Risk Management – Legal Dept.

Attachment D: Warranty Requirements

Warranty	
Labor/Workmanship	1 year
Parts/Materials/Equipment	1 year

- A. Covered warranty on new installation shall be one year or better for all labor and workmanship.
- B. Covered warranty on new installation shall be one year or better for all new parts, materials, and/or equipment.
- C. Warranty on all repairs shall be one year or better for all labor and materials. Any additional service call to repair deficiencies previously addressed, will not be considered for payment.
- D. The Contractor shall provide manufacturer warranty documents at the time of final completion.