



Agreement

Contract Title: Elevator Repair and Maintenance

This Contract 46FY24 is made and entered into this 30th day of April, 2024, the date the Agreement is fully executed by the Procurement Director/Procurement Agent, by and between Arlington County School Board, operating as Arlington Public Schools (“APS” or “Owner”) and American Elevator LLC (“Contractor”), whose address is 10295 Newport Church Rd. Charlotte Hall, MD 20622.

In consideration of the mutual stipulations, agreements and covenants contained herein, the parties hereby agree as follows:

1. Scope of Work:

The Scope of Work for this Contract generally is described as to provide as requested by APS the Goods and Services necessary for **Elevator Repair and Maintenance** (“the Work”), as set forth in greater detail in Attachment A, Scope of Work.

2. Contract Price:

The Contract Price shall be as set forth in Attachment B, Pricing Schedule.

APS will not compensate the Contractor for any Goods or Services beyond those included in Attachment B unless those additional Goods or Services are covered by a written Change Order amending this Contract

The Contract Prices set forth in Attachment B include all costs, expenses, including reimbursable expenses, to provide the Goods or Services described in this Contract.

3. Contract Documents:

The documents which form the entire Contract between APS and the Contractor (“Contract Documents”) are as defined either in this Contract, in the Instructions to Bidders, or in the Terms and Conditions and are as set forth below.

3.1. In the case of a conflict, the order of precedence shall be as follows:

- 3.1.1. Agreement and all modifications properly incorporated in the Agreement
- 3.1.2. Attachment A – Scope of Work
- 3.1.3. Attachment B – Pricing Schedule
- 3.1.5. Attachment C – Terms and Conditions
- 3.1.4. Attachment D – Contractor Certification Regarding Criminal Convictions
- 3.1.6. Attachment E – Sample Purchase Order
- 3.1.7. Attachment F – Job Authorization Form
- 3.1.8. Attachment G – Certificate(s) of Insurance
- 3.1.9. Attachment H – Equipment Location and Inventory
- 3.1.10. Attachment I – Schedule of Maintenance Inspections – Part A, Part B, Part C, Part D
- 3.1.10. ITB/Associated Documents

- 3.2. All provisions required by law to be included in this Contract or otherwise applicable to this Contract shall be deemed to be a part of this Contract, whether actually set forth herein or not.
- 3.3. The Contract Documents are complementary and what is called for by one is as binding as if called for by all. If the Contractor finds a conflict, error, ambiguity or discrepancy in the Contract Documents, it shall immediately, in writing call such conflict, error, ambiguity or discrepancy to the attention of the Owner before proceeding with the Work affected thereby. The Owner will promptly resolve the matter in writing. Work done by the Contractor after such conflicts, errors, ambiguities or discrepancies are discovered, or in the exercise of reasonable care reasonably should have been discovered, prior to written resolution thereof by the Owner shall be done at the Contractor's expense and risk. Any Work that may reasonably be inferred from the Contract Documents as being required to produce the intended result shall be supplied whether or not it is specifically called for. Work, materials or equipment described in words which so applied have a well-known technical or trade meaning shall be deemed to refer to such recognized standards.
- 3.4. The Contractor will be held to a standard of strict compliance with the requirements of the Contract Documents in the performance of the Work, for giving Notice of any type to the Owner, and for making any submittal required for any purpose. The Contractor acknowledges and agrees that all time requirements set forth in the Contract Documents for any purpose are of the essence.

4. Definitions:

All words and terms shall have the meanings and terms assigned to them in the Contract Documents, unless a different meaning is clear from the context.

5. Contract Term:

- 5.1. The initial term of any Contract awarded shall commence on May 01, 2024, for a period of 12 months. ("Initial Contract Term"), unless otherwise stated in the Contract.
- 5.2. Any Contract awarded may be renewed for a term not to exceed one (1) year ("Renewal Contract Term") by written notice given by APS (30) Days prior to the expiration of the preceding Initial Contract Term or Renewal Contract Term. No representative of APS has any authority to order, direct or request work after expiration of the Initial Contract Term or Renewal Contract Term and prior to a Renewal Contract Term in strict compliance with the renewal terms herein. APS, at its sole discretion, has the right, but is under no obligation, to exercise this right to renew not to exceed four (4) Renewal Contract Terms at the same terms and conditions.
- 5.3. Unless directed otherwise by APS, any Work in progress at the time of expiration of a Contract term may continue and be completed under the terms of the Contract in existence at the time the Purchase Order for the Work was issued but must be completed no later than six (6) months following expiration of the Contract term in which the Purchase Order was issued.

6. Contract Price Adjustment:

- 6.1. The Contractor agrees that prices shall remain firm for the Initial Contract Term. If consideration is to be given to adjusting the price after the Initial Contract Term or a Renewal Contract Term, the price may be adjusted only upon approval of a written request to the Procurement Director/ Procurement Agent. Upon receipt of the Contractor's request, APS shall make a determination to approve or adjust the requested price increase based upon its investigations and the information provided by the Contractor. Any price adjustment agreed to shall take place only in accordance with the schedule defined above.
- 6.2. The request for an adjustment in the price shall include at a minimum, (1) the cause for the adjustment; (2) proposed effective date; and (3) the amount of the adjustment requested with documentation to support the requested adjustment (i.e., appropriate Bureau of Labor Statistics index, change in manufacturer's price, etc.)

6.3. The request must be received at least thirty (30) days prior to the effective date of the expiration of the Initial Contract Term or Renewal Contract Term and shall become effective only upon approval by the Procurement Director/Procurement Agent. The adjusted price shall not apply to orders received by the Contractor prior to the effective date of the approved increased price. Orders placed via Purchase Order, shall be considered to have been received by the Contractor after the fifth (5th) calendar day following the date issuance. The Procurement Director/Procurement Agent may cancel, without liability to either party, any portion of the Contract affected by the requested adjustment and any materials, supplies or Services undelivered at the time of such cancellation.

7. Non-Appropriation:

All funds for payments by APS under any Contract awarded are subject to the availability of an annual appropriation for this purpose by the APS. In the event of non-appropriation of funds by the APS for the Goods or Services provided under the Contract, APS will terminate the Contract, without termination charge or other liability to APS, on the last day of the then current fiscal year or when the appropriation made for the then current year for the Services covered by this Contract is spent, whichever event occurs first. APS will endeavor to provide reasonable Notice of such termination, but no formal notice of such termination is required of APS, and APS shall not order any Goods or Services to be provided after such termination date.

8. Right to Terminate Contract:

APS has the right to terminate this Contract for convenience at any time, or for default, all pursuant to the provisions of the Terms and Conditions.

9. Direction to Proceed:

9.1. For Work to be performed by Contractor under this Contract, the Procurement Director/Procurement Agent will issue a Purchase Order. The Purchase Order will define the location of the Work to be performed and will define or, where specific definition cannot be provided, will estimate, the scope of the Work to be performed, the dates within which that Work is to be performed, and the price for that Work (collectively "Purchase Order Work"). A sample Purchase Order form is attached as Attachment E. Contractor shall not commence any Work until a written Purchase Order has been issued by the Procurement Director/Procurement Agent, and if it does so APS will be under no obligation to make payment for any Work performed prior to the issuance of the required Purchase Order. No employee or agent of APS other than the Procurement Director/Procurement Agent or his properly authorized designee has authority to make any purchases or otherwise bind APS contractually. If a Purchase Order is issued by anyone other than the Procurement Director/Procurement Agent, it shall be the responsibility of the Contractor to confirm the authority of that person to bind APS. Provided, however, if the Contractor has received from the Procurement Director/Procurement Agent prior written confirmation of a person's authority to bind APS, the Contractor may rely upon all Purchase Orders issued by that person within the scope of the stated authority as authorized.

9.2. Notwithstanding the foregoing, if the circumstances are such that there is not sufficient time for issuance of a Purchase Order, APS through the Procurement Director/Procurement Agent or his authorized designee may direct the Contractor to proceed by less formal writing or electronic communication, to be replaced by a Purchase Order by 5:00 P.M. on the next regular APS working Day following issuance of such Owner directive. Further, if emergency conditions exist which necessitate that the Contractor act to avoid or mitigate damage to person or property, the Contractor shall proceed and give written Notice to APS of such emergency Work by 5:00 P.M. on the next regular APS Working Day following commencement of such emergency Work.

10. Estimated Quantities, No Guaranteed Minimum:

During the Initial Contract Term or any Renewal Contract Term, the Contractor will furnish all of the Goods or Services described in the Contract Documents of Contractor by APS. The Contractor understands and agrees that there are no guaranteed minimum purchases and that APS has no obligation to the Contractor if no, or fewer, items

or Services than any quantities estimated are required or requested by APS. Any quantities which are included in the Contract Documents are the reasonable present expectations of those who are planning for APS for the period of the Contract. The amount is only an estimate and the Contractor understands and agrees that APS is under no obligation to the Contractor to buy that amount, or any amount as a result of having provided this estimate or of having had any normal or otherwise measurable requirement in the past. The Contractor further understands that APS may require Goods and/or Services in excess of the estimated annual Contract amount and that such excess shall not give rise to any claim for compensation other than at the unit prices and/or rates set forth in this Contract

11. Payment Procedures:

Contractor shall submit invoices for its Work, and such invoices will be processed by APS, all in accordance with the provisions of the Terms and Conditions.

12. Assignments:

12.1. This Contract is not assignable by Contractor without the express written consent of APS, and APS shall be under no obligation to grant such consent. Sale, assignment or transfer of a controlling interest in the Contractor shall be deemed an assignment for purposes of this provision and shall be grounds for termination of this Contract if consent of APS is not obtained. It is understood by APS that Contractor may use Subcontractors for performance of parts of the Work. However, it is expected that Contractor will be performing the Work, and subcontracting of all or substantially all of the Work under any Purchase Order shall be deemed an assignment subject to the restrictions of this Section.

12.2. Contractor acknowledges that, if so stated in the Bid Documents, this Contract is subject to the joint procurement or cooperative procurement provisions of Va. Code Ann. § 2.2-4304.

13. Notices:

Unless otherwise provided herein, all notices and other communications hereunder shall be deemed to have been given when made in writing and either (a) delivered in person, (b) delivered to an agent, such as an overnight or similar delivery service, or (c) deposited in the United States mail, postage prepaid, certified or registered, addressed as follows:

To the Contractor: Richard Lambird
 Business Development
 American Elevator LLC
 10295 Newport Church Rd
 Charlotte Hall, MD 20622
 rlambird@americanelevator.org

To APS: Steven Bernheisel
 Assistant Director of Maintenance Services
 Arlington Public Schools
 2770 South Taylor Street
 Arlington, Virginia 22206
 steven.bernheisel@apsva.us

And Danielle Godfrey
 Assistant Director of Procurement
 Arlington Public Schools
 2110 Washington Blvd.
 Arlington, Virginia 22204
 danielle.godfrey@apsva.us

14. Governing Law:

This Contract, the Bid Documents, and the Contract Documents shall be governed by and construed in accordance with the laws of the Commonwealth of Virginia without reference to conflict of laws principles. The exclusive jurisdiction, forum and venue for any litigation with respect to this Contract, the Bid Documents, or the Contract Documents shall be in the state courts of Arlington County, Virginia.

15. Binding Agreement:

The Owner and the Contractor each binds itself, its successors and assigns to the other, its successors and assigns, in respect of all covenants, terms, conditions and obligations contained in each of the Contract Documents.

Signature Appears on Following Page

Contractor

Richard Lambird

By: Richard Lambird

Title: Business Development

4/23/24

Dated

Owner

By: Danielle Godfrey
Danielle Godfrey

Title: Director of Procurement

May 3, 2024

Dated

Attachments:

Attachment A	Scope of Work
Attachment B	Pricing Schedule
Attachment C	Terms and Conditions
Attachment D	Contractor Certification Regarding Criminal Convictions
Attachment E	Sample Purchase Order
Attachment F	Job Authorization Form
Attachment G	Certificate(s) of Insurance
Attachment H	Equipment Location and Inventory
Attachment I	Schedule of Maintenance Inspections – Part A, Part B, Part C, Part D

End of Agreement

Scope of Work

The Contractor shall provide all supervision, labor, tools, equipment, transportation, and permits required for the complete and satisfactory performance of the Work. No “portal-to-portal” charges or fuel surcharges are permitted under the awarded Contract.

1.0 Specifications:

- 1.1 The Contractor shall provide **full and complete preventive maintenance and repair services of elevators, wheelchair lifts, stair climbers** for the locations listed on the Pricing Schedule. The contractor shall supply services to maintain all of the equipment in safe, reliable and efficient operating condition. The Contractor supplied services shall include furnishing necessary managerial, administration, and labor personnel. It shall also include furnishing all necessary transportation, equipment, tools, repair parts, supplies and materials required to perform inspection, maintenance, repair, and component replacement as required to maintain the elevators, wheelchair lifts, stair climbers in accordance with the manufacturer’s specifications.
- 1.2 All services provided under this Contract shall be performed in strict accordance with ASME A17.1, ASME A18.1, the current Virginia Uniform Statewide Building Code, all applicable codes and industry standards, and Arlington County requirements, whichever is more stringent.
- 1.3 The Contractor shall assume full responsibility for the condition of all parts of the elevators, wheelchair lifts, stair climbers equipment without items being pro-rated and without making allowance for accumulated wear in hoisting ropes, governor ropes, machine bearing, rollers, motor winds, rectifiers and all wearing parts, etc.
- 1.4 Performance of the Contractor
 - 1.4.1 The performance of the Contractor is subject to the review and approval of the APS Project Officer, who for this project, shall be the Assistant Director of Maintenance (703) 226-6621.
 - 1.4.2 The Contractor shall respond on-site within three (3) hours after notification for an “**Emergency Service Call**” and respond on-site within one (1) business day after notification for a “**Non-Emergency Service Call**”.
 - 1.4.3 The Contractor shall provide an emergency phone number assigned to an emergency callback service to APS for service required after regular business hours. This number shall be monitored and responded to by the Contractor, twenty-four (24) hours a day, seven (7) days a week.
- 1.5 **Materials:**
 - 1.5.1 All materials furnished under this Contract shall be new and original manufacturer’s recommended or authorized replacement parts. Use of manufacturer’s rebuilt parts and/or components shall be authorized by the APS Project Officer and shall carry the same warranty as new parts or components. Use of used parts is strictly prohibited unless specifically authorized by the APS Project Officer. Removed materials and equipment shall remain the property of APS unless otherwise indicated by the APS Project Officer.
 - 1.5.2 All material provided to APS shall be fully guaranteed by the Contractor against factory defects. The Contractor at no expense to APS will correct any defects, which may occur as the result of either faulty material or workmanship by the manufacturer within the period of the manufacturer’s standard warranty, which the Contractor shall make available on demand. All work is guaranteed by the Contractor against defects resulting from the use of inferior or faulty materials or

workmanship for one year from the date of final acceptance of the work by APS in addition to and irrespective of any manufacturer's or supplier's warranty. No date other than the date of final acceptance may be established to govern the effective date of the Guaranty, unless that date is agreed upon by APS and the Contractor in a signed writing.

- 1.6 The Contractor shall maintain an adequate supply of manpower and equipment to complete the project in a safe and timely manner.
- 1.7 The Contractor shall not act on requests or take direction from anyone except the designated APS Project Officer or his designee.
- 1.8 No Sub-Contractors will be used without the express written permission of the APS Project Officer.

2.0 Personnel:

- 2.1 The Contractor's personnel shall be equipped with all tools required to perform the job.
- 2.2 The Contractor shall have a minimum of two (2) Tradesmen available to perform work under any resulting Contract. **The Tradesmen must have Elevator/Escalator Contracting (EEC) Specialty Service certification** from the Commonwealth of Virginia Department of Professional and Occupational Regulation (DPOR) and have a minimum of two (2) years' experience in the maintenance of equipment of similar type and complexity to those covered under this Contract. Copies of DPOR certifications shall be included with the bid.
- 2.3 Apprentice Helpers used by the Contractor to perform under this Contract shall have a minimum of two (2) years' experience in the maintenance of equipment of similar type and complexity to those covered under this Contract. The duties of the Apprentice Helper shall include, but not be limited to, the inspection, servicing and repair of equipment of similar type and complexity to those covered under this Contract. The Apprentice helper will routinely assist the Tradesman in performing such tasks but may work independently while performing sub-journeyman level work.
- 2.4 If any person employed on the work by the Contractor shall appear to the APS Project Officer to be incompetent or to act in a disorderly or improper manner, such person shall be removed immediately on the request of the APS Project Officer and shall not again be re-employed (on subject project) except on written consent of the APS Project Officer.
 - 2.4.1 Alcoholic beverages and illegal drugs are prohibited on the job site. Possession of any of these items on the job site by a Contractor's employee will result in immediate removal of the individual from the site.
 - 2.4.2 The use of tobacco is prohibited on APS property by anyone at any time.
- 2.5 APS reserves the right to reject any of Contractor's service personnel who, in APS' judgment, are not adequately qualified to perform the work.
- 2.6 A Contractor's vehicle parked at an APS site other than in a parking space or at on-street parking will be clearly labeled with the Contractor's name.
- 2.7 When entering any APS building, the Contractors' employees shall have picture identification. Identification shall include employees' photograph and name. The Contractor's employees are required to check in at each location with the Main Office or the Building Manager when reporting to the work site. Prior to leaving a site, the Contractor's employees will also be required to check-out with the Main Office and/or the APS Project Officer.

3.0 Technical Specifications:

- 3.1 The successful Contractor shall provide **full and complete preventive maintenance and repair services of elevators, wheelchair lifts, stair climbers** for the schools and administrative facilities listed in the Pricing Schedule. The Contractor shall supply services to maintain all the equipment in safe, reliable and efficient operating condition. The Contractor supplied services shall include furnishing necessary managerial, administration, and direct labor personnel. It shall also include furnishing all necessary transportation, equipment, tools, repair parts, supplies and materials required to perform inspection, maintenance, repair, and component replacement as required to maintain the elevators, wheelchair lifts in accordance with the manufacturer's specifications. The Contractor shall schedule all routine maintenance and repair work during regular APS working hours which are defined as 7:00 a.m. to 4:00 p.m. Monday through Friday, excluding APS observed holidays. The Contractor shall provide an Annual Schedule of Preventive Maintenance and Inspections to the APS Project Officer of all equipment listed in Appendix 3 – Equipment Location and Inventory. This schedule shall be reviewed quarterly by APS and the Contractor to ensure compliance.
- 3.2 Full and complete preventive maintenance and repair means that the Contractor shall assume full responsibility for the condition of all parts of the elevator, wheelchair lift, stair climber equipment without items being pro-rated, and without making allowance for accumulated wear in hydraulic components, hoisting ropes or wires, machine bearings, rollers, motor winds, rectifiers and all wearing parts, etc. The Contractor shall perform the preventive maintenance procedures specified and necessary repairs to keep all elevators, wheelchair lifts in safe, operating condition.
- 3.3 The Contractor shall be qualified to work on all equipment listed in this specification and must be able to obtain the parts necessary to perform maintenance and repairs on the equipment.
- 3.4 Examinations and adjustments included in this Contract will be made according to the established procedures prescribed in the manufacturer's service manuals for this equipment.
- 3.5 The Contractor shall acquire and maintain, at no additional cost to APS, all service and technical manuals, tools, and test equipment necessary to perform the required maintenance on all equipment listed on the Pricing Schedule unless prohibited by the original manufacturer from making that purchase.
- 3.6 Lubricants and greases furnished under this Contract shall meet the specific requirements of the equipment and shall be applied using the manufacturer's recommended procedures.
- 3.7 Replacement parts furnished for routine maintenance or repair will be specifically designed or selected for use on the specific equipment. All replacement parts shall be new or refurbished meeting or exceeding manufacturer's standards.
- 3.8 Materials to be used shall be parts of the same material and chemical composition meeting or exceeding manufacturer standards of the company that furnished the elevator, wheelchair lift, stair climber. The Contractor shall have available at all times, a sufficient supply of emergency parts to be used when needed for immediate replacement of any part of the equipment.
- 3.9 The Contractor shall be required to keep the machine rooms, top of cars, pits, and all ledges, brackets and rails in the hatchway free from accumulation of rubbish, oily lint and gummy oil.
- 3.10 APS will request estimates for doing certain work outside the definition of full and complete preventive

maintenance and repair in order to ascertain budgetary requirements. Estimates, when requested, shall be entered on the Job Authorization Form (JAF) in Attachment E and returned no later than three (3) working days, unless a different time of return is mutually agreed to between APS and the Contractor. These estimates shall be furnished by the Contractor at no additional charge to APS. Pricing for this work shall be in accordance with the rates provided in the Bid Form.

- 3.11 For all elevators, wheelchair lifts, stair climbers located at various APS school and administrative facilities, the Contractor shall provide qualified and skilled Journeyman Elevator Mechanics and Apprentice Helpers to provide scheduled and preventive maintenance and repair service for the equipment being serviced under this Contract in accordance with the manufacturer's specifications.
- 3.12 Mechanics and Helpers are required to check-in at each location with the Building Administrator or the Building Engineer when reporting to the work site. Prior to leaving a site, the Mechanic and/or Helper will also be required to check-out and notify the Building Administrator and/or the Building Engineer with both a verbal and written report indicating repairs made and the status of all equipment that has been serviced and/or repaired that day. If neither representative is available, the mechanic must notify the APS Project Officer. Any elevator put 'Out-of-Service' will be immediately reported to the Building Administrator and APS Project Officer.
- 3.13 Contractor shall post a service history log at every APS location identified in the Pricing Schedule. The log shall be used to document the date of service, mechanic's name and reason for service, i.e. PM, service call, annual County inspection etc. For elevators the log shall be posted in the machine room. For wheelchair lifts and stair climbers, APS shall provide a holder on a wall near the unit for the Contractor to post the log.
- 3.14 Elevator Preventive Maintenance Inspections:
There will be eight (8) Regular Preventive Maintenance Inspections, two (2) Special Preventive Maintenance Inspections, one (1) Mid-Year Inspection and one (1) Annual Inspection done each year. During an Inspection, the Contractor shall clean, adjust, and lubricate the equipment as specified below. The Contractor shall determine the nature and extent of any problems and perform all repairs required to restore the equipment to satisfactory service and, if conditions warrant, furnish and install new replacement parts. Service shall consist of, but not be limited to, regular systematic examinations, cleaning, adjustments, resetting of electrical systems, and repair/replacement of all parts, including fluid replacement or replenishment, car lights, pit lights, telephones, telephone lines from the cab to the machine room, all key switches and micro-processing devices/controllers, as conditions require, before the factor of safety has been dangerously reduced or the efficiency of the unit becomes impaired on any part of the elevator, wheelchair lift.
 - 3.14.1 Elevator Preventive Maintenance Inspections Procedures:
The Contractor's staff assigned to the Contract shall perform the work described under the following paragraphs.
 - 3.14.1.1 In performing maintenance, the Contractor shall use all reasonable care to keep the elevators in proper, safe, and efficient operating condition, twenty-four (24) hours per day, seven days per week, including holidays. The Contractor shall furnish all labor, materials, supplies, parts, equipment, temporary barricades, warning signs, and do all things necessary or proper for or incidental to such maintenance. All maintenance hereunder shall be deemed to include such removal and replacement of equipment and materials as may be necessary or desirable to afford access to the equipment for maintenance. All maintenance shall be, at the minimum, in accordance with the manufacturers' recommendations, ASME A 17.1, and in

accordance with the provisions of law, as well as all governmental rules, regulations and orders which would be applicable.

- 3.14.1.2 The Contractor shall maintain each elevator in proper adjustment for smooth, quiet operation and performance of original design. The Contractor shall regularly and systematically examine, clean, supply lubricants and properly lubricate all parts of machinery and equipment requiring lubrication as recommended by the manufacturer and make any necessary adjustments to each elevator. This examination and associated work shall be done at least monthly. Manufacturer approved lubricant and cleaning materials, or the equivalent approved by the APS Project Officer, shall be furnished by the Contractor. The use of excessive amounts of lubricant is to be avoided.
- 3.14.1.3 The Inspections specified herein are considered the minimum for each elevator and its associated components. If specific equipment covered by this Contract requires additional effort for safe reliable operation, as specified by the manufacturer or by ASME A17.1, the Contractor shall perform the required additional work without added cost to APS.
- 3.14.1.4 At a minimum, the Contractor shall perform maintenance service for each elevator at the frequencies indicated hereunder and as shown on the PM Schedule listed in Attachment I, subject to a time schedule submitted to and approved by the APS Project Officer. The “Schedule of Elevator Maintenance Checks and Services”, Paragraph 3.15.2 hereafter, indicates the maintenance routines required to be performed for each type of inspection. Compensation for such maintenance routines shall be listed in the Bid Form. Any revisions of an agreed upon maintenance time schedule must have the prior written approval of the APS Project Officer. The APS Project Officer shall have the right to revise an established maintenance time schedule by giving the Contractor five (5) working days’ notice and will be at no additional cost to APS.
- 3.14.1.5 Any part or parts of the elevators, which for any reason become unsuitable for use, shall be repaired or replaced by the Contractor with new components of the same manufacturer and of current design. Such repair or replacements are included in the Contractor’s prices for maintenance unless the Contractor can demonstrate that Paragraph 4.0 of the Scope of Work, “Extra Work” is applicable. Such parts shall include, but shall not be limited to the following:
- 3.14.1.5.1 Motors, bearings, controlling apparatus, and thrust bearings.
 - 3.14.1.5.2 Hatchway rails, guides, guide shoes, traveling equipment, door equipment, car fan, alarm bell and alarm battery, Signal systems, electrical and mechanical appliances, and all other parts of the elevator. Re-lamping of all signals as required.
 - 3.14.1.5.3 Elevator hatch equipment, including rails, door hangers and tracks, hatchway switches, car tops and buffers.
 - 3.14.1.5.4 Controller, selector and dispatching equipment, all relays, solid state components, resistors, condensers, wiring, conductors, cables, conduit, transformers, contacts, leads, dashpots, timing devices, computer devices, selector drive, and mechanical and

- electrical driving equipment, as well as wiring between safety disconnect switch (including fuses) and the cabinet.
- 3.14.1.5.5 Governor, governor switches, contacts and governor jaws. Car and counterweight safety mechanisms.
 - 3.14.1.5.6 Hoistway door interlocks, hangers, tracks, guides and closers, etc., as well as door hardware such as checks, latches, hinges and knobs.
 - 3.14.1.5.7 Automatic power operated door operator, car door hangers, tracks, clutch mechanism, car door contacts, door protective devices, load weighing equipment, carframe, door hardware such as door checks, latches, hinges and knobs, door restrictors, door reopening devices.
 - 3.14.1.5.8 All conductors, cables, and conduit for power, lighting and control, on the load side of the disconnect switch, and electrical phase monitor devices shall be maintained in proper working order by the Contractor.
 - 3.14.1.5.9 Any components of the existing elevators, maintained under this contract, which are repaired, replaced or refinished by the Contractor or by others, shall be maintained by the Contractor at no additional cost to APS.
- 3.14.1.6 The maintenance shall not include underground hydraulic cylinders and underground hydraulic piping, but shall include, but not be limited to, plungers, plunger guides, glands and hydraulic oil, above ground hydraulic piping and cylinders, pistons, rams, fittings, valves, and tanks.
- 3.14.1.7 The hoistway entrances at each landing shall be signed to alert users that equipment is being serviced, and when conditions warrant, properly barricaded to prevent public access to the equipment during all work. The Contractor is to provide all needed barricades and post "OUT OF SERVICE" signage at each landing (No Exceptions) or as otherwise directed by the Project Manager. The Contractor shall be responsible for supplying all signage and barricades. The elevator will not be put back in service until all "OUT OF SERVICE" signage has been removed. No safety or electrical protective devices shall be rendered inoperative except where necessary during testing, inspection and maintenance, such devices shall be restored to their proper operating condition immediately afterwards.
- 3.14.1.8 For those elevators equipped with Phase I Emergency Recall Operation and/or Phase II Emergency In-Car Operation (Firefighters' Service), testing of these operations must be performed in accordance with ASME A17.1 & A17.3, including at the required frequencies. A written record of the tests and findings must be recorded on the PM Inspection Ticket. On the day of the tests, the on-site Mechanic shall notify the Building Administrator and/or Building Engineer just prior to beginning so that they can witness them.
- 3.14.1.8.1 If testing of the Phase I & II operations requires the activation of the building's fire alarm system, they must be scheduled in

advance with the APS Project Officer and Building Administrator. All Administration Buildings would have to be done before normal working hours and schools would be done in the afternoon after dismissal (last bell).

3.14.2 Regular Preventive Maintenance Elevator Inspections:

The Contractor shall perform, at a minimum, the following scheduled maintenance checks and service routines to each of the elevators and all their individual components, at the indicated frequencies or as recommended by the equipment manufacturer, or as required by ASME A17.1, or as actual conditions warrant, (i.e. age of equipment, equipment use, operating environment), whichever is more stringent.

3.14.2.1 Regular Preventive Maintenance Inspections will be done eight (8) times a year in accordance with the Schedule of Maintenance Inspections in Attachment I

3.14.2.1.1 Ride car and observe operation of elevator throughout its full range and at all floors it serves to insure conformance with design criteria. Test controls, safety and performance devices, leveling, re-leveling, and other devices. If re-leveling occurs, determine cause and correct it. Maintain proper stopping accuracy. The elevator shall maintain a stop and hold floor accuracy of + or – one quarter (1/4) inch in vertical distance between car sill and the hoistway sill at all floors.

3.14.2.1.2 Perform general inspection for proper operation of all machinery including, but not limited to, the tanks, heaters, controllers, gearbox, pulleys, pumps, piping, brakes, governor, drive valves, selectors, and floor controllers. Lubricate as required.

3.14.2.1.3 Observe and perform any necessary testing to insure the motor, pump, oil lines, tank, controls, plunger, packing, brakes, and governor, are in accordance with design criteria.

3.14.2.1.4 Check door operation to insure conformance with design criteria. Clean, lubricate and adjust performance, brake checks, linkages, gears, wiring, motor, check keys, set screws, contacts, chains, and cams.

3.14.2.1.5 Inspect interior of cab. Test telephone or communication system, normal and emergency lights, fan, emergency call system or alarm, miscellaneous hardware, control panel, and emergency lights. Repair as necessary.

3.14.2.1.6 Check hoistway doors for quiet, smooth operation in accordance with design criteria. Clean, lubricate, and adjust tracks, hangers, eccentrics, linkage, closers, gibes, interlocks, clutch rollers, bumpers, relating mechanism, etc.

3.14.2.1.7 Check car doors for quiet, smooth operation in accordance with design criteria. Clean, adjust and lubricate tracks, pivots, gibes, hangers, car grille and stile channels.

- 3.14.2.1.8 Inspect all lighting associated with the elevators, including, but not limited to pit lights, equipment room lights, shaftway lights, position indicators, floor indication lights, car and hall station push button lights, interior and exterior direction lights, arrow lights, signal lantern lights, underfloor lights, cab, entrance and roof lights. Replace/re-lamp as needed. Check all alarms, and communications systems, and maintain in proper working order.
 - 3.14.2.1.9 Empty drip pans and discard oil in a proper manner; check reservoir oil level, replenish oil as needed, and maintain log of hydraulic oil replacement. The level of oil shall be properly maintained above the minimum required. Pressure tank shall be kept at least 2/3 full. Any unexplained oil leak shall immediately be reported to the APS Project Officer.
 - 3.14.2.1.10 Inspect, repair and lubricate machinery, contacts, linkage and gearing.
 - 3.14.2.1.11 If rails are lubricated, check condition and lubrication. Service lubricators. Lubricate as needed. Insure proper means are maintained to collect excess lubrication.
 - 3.14.2.1.12 Test manual and emergency control to insure operation is in accordance with design criteria. Repair as needed.
 - 3.14.2.1.13 Check packing glands of valves and cylinder and tighten to prevent loss of fluid, and if necessary, replace. The amount of leakage shall not exceed 1 gallon over a period of 30 days. Log all fluid replacement.
 - 3.14.2.1.14 Worn or damaged equipment shall be replaced. A part shall be replaced when its condition could present a safety hazard, malfunction or shut down prior to the next monthly visit.
 - 3.14.2.1.15 All safety and electrical protective devices shall perform both electrically and mechanically at least in accordance with the manufacturer's design criteria and the applicable ASME A17.1.
 - 3.14.2.1.16 Remove litter, dust, oil, and other extraneous materials from machine room, machinery area hoistway, and other areas of the elevator not accessible by the general public.
 - 3.14.2.1.17 Inspect hoistway and pit. Clean trash from pit and properly discard debris. Examine plunger seals and correct excess leakage. Excess leakage is defined as more than 1 gallon of oil accumulated from one visit to the next. Clean equipment as required and lubricate per manufacturer's recommendations.
- 3.14.2.2 Special Preventive Maintenance Inspections will be done two (2) times a year in accordance with the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer, in addition to the scheduled Regular Preventive Maintenance Inspection listed above, perform the following:

- 3.14.2.2.1 Inspect car safety mechanism for proper operation, clean and keep free of rust and dirt and lubricate as necessary.
- 3.14.2.2.2 Check buffers for free movement and clean as required.
- 3.14.2.3 A Mid-Year Preventive Maintenance Inspection will be done once (1) a year in accordance with the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer, in addition to the scheduled Regular Preventive Maintenance Inspections and Special Preventive Maintenance Inspections service listed above, perform the following:
 - 3.14.2.3.1 Check controllers and selectors for operation in accordance with design criteria. Clean with vacuum then blower, check alignment of switches, relays, timers, contacts, hinge pins, and other controller components, adjust and lubricate. Check all resistance tubes, grids, and associated wiring for heat damage. Damaged items shall be replaced as well as changes made to prevent reoccurrence. Check oil in overload relays settings and operation of overloads. Clean and inspect fuses and holders and all controller connections to insure proper conduction.
 - 3.14.2.3.2 In hoistway, examine guide rails, cams and fastenings. Inspect and test limit and terminal switches for proper operation. Check and adjust car shoes, gibes or roller guides for proper contact with guide rails. Adjust or replace as needed.
 - 3.14.2.3.3 Clean all overhead beams, sills, bottom of platform, car tops and hoistway walls.
 - 3.14.2.3.4 Check car run-by and clearances. Adjust to meet all ASME A17.1 Code requirements.
- 3.14.2.4 An Annual Preventive Maintenance Inspection will be done once (1) a year in accordance with the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer in addition to the scheduled Regular Preventive Maintenance Inspections, Special Preventive Maintenance Inspections and Mid-Year Inspection services listed above, perform the following:
 - 3.14.2.4.1 Thoroughly clean car guide rails using a nonflammable or high flash point solvent to remove lint, dust and excess lubricant in accordance with ASME A17.1.
 - 3.14.2.4.2 Thoroughly clean the mechanism, pit, top and bottom of car, hoistway, machine room, and all other elevator components and areas.
 - 3.14.2.4.3 Flexible hoses and fittings shall be replaced during the first annual preventive maintenance in accordance with ASME A17.1.
 - 3.14.2.4.4 Pressure tanks and piston rods shall be cleaned every 3 years in accordance with ASME A17.1. APS does not know when this

was performed last and will require this service to be done with the Annual Inspection during the first year of the Contract.

3.14.2.4.5 Perform Annual Weight Test.

3.15 Wheelchair Lifts Service Procedures:

The Contractor's staff assigned to the Contract shall perform the work described under the following paragraphs.

3.15.1 In performing maintenance, the Contractor shall use all reasonable care to keep the wheelchair lifts in proper, safe, and efficient operating condition. The Contractor shall furnish all labor, materials, supplies, parts, equipment, temporary barricades, warning signs, and do all things necessary or proper for or incidental to such maintenance. All maintenance hereunder shall be deemed to include such removal and replacement of equipment and materials as may be necessary or desirable to afford access to the equipment for maintenance. All maintenance shall be, at the minimum, in accordance with the manufacturers' recommendations, ASME A17.1, ASME A18.1, and in accordance with the provisions of law, as well as all governmental rules, regulations and orders which would be applicable.

3.15.2 The Contractor shall maintain each wheelchair lift in proper adjustment for smooth, quiet operation and maintaining performance of original design. The Contractor shall regularly and systematically examine, clean, supply lubricants and properly lubricate all parts of machinery and equipment requiring lubrication as recommended by the manufacturer and make any necessary adjustments to each wheelchair lift. Manufacturer's approved lubricant and cleaning materials or the equivalent approved by the APS Project Officer shall be furnished by the Contractor. The use of excessive amounts of lubricant is to be avoided.

3.15.3 The preventive maintenance specified herein is considered the minimum for each wheelchair lift and its associated components. If specific equipment covered by this Contract requires additional effort for safe and reliable operation, as specified by the manufacturer or by ASME A17.1 or ASME A18.1, the Contractor shall perform the required additional work without added cost to APS.

3.15.4 At a minimum, the Contractor shall perform maintenance service for each wheelchair lift at the frequencies indicated in the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer. Paragraph 3.16.6 hereafter indicates the maintenance routines required to be performed mid-year and annually. Compensation for such maintenance routines shall be included in the Contractor's monthly prices for maintenance. Any revisions of an agreed upon maintenance time schedule must have the prior written approval of the APS Project Officer. The APS Project Officer shall have the right to revise an established maintenance time schedule by giving the Contractor five (5) working days' notice and will be at no additional cost to APS.

3.15.5 Any part or parts of the wheelchair lifts, which for any reason become unsuitable for use, shall be repaired or replaced by the Contractor with new components of the same manufacturer and of current design. Such repair or replacements are included in the Contractor's monthly prices for maintenance unless the Contractor can demonstrate that Paragraph 5.0 of the Scope of Work, "Extra Work" is applicable.

3.15.6 Preventive Maintenance Inspections of Wheelchair Lifts:

The Contractor shall perform, at a minimum, the following scheduled maintenance checks and service routines to each of the wheelchair lifts and all their individual components, at the indicated

frequencies or as recommended by the equipment manufacturer, or as required by ASME A17.1 & ASME A18.1, or as actual conditions warrant, (i.e. age of equipment, equipment use, operating environment), whichever is more stringent.

- 3.15.6.1 A Mid-Year Preventative Maintenance Inspection will be done once (1) a year in accordance with the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer, shall include the following:
 - 3.15.6.1.1 Ride lift and check for unusual noise or operation.
 - 3.15.6.1.2 Inspect all equipment and clean when necessary.
 - 3.15.6.1.3 Tighten all cab fastening bolts.
 - 3.15.6.1.4 Inspect travel and lifting cable for wear. Replace if any cuts or damage are evident.
 - 3.15.6.1.5 Check for hose/pipe leaks. Replace or tighten fitting to correct any hydraulic leaks encountered.
 - 3.15.6.1.6 Check the fluid level of the pump reservoir and fill as necessary.
 - 3.15.6.1.7 Tighten any hose connections or bleeder valves found to be loose. Check the hydraulic cylinder for leakage. If necessary, the packing seals may have to be replaced.
 - 3.15.6.1.8 Drive Cabinet (if equipped):
 - 3.15.6.1.8.1 Check bolts securing drive cabinet and base. Tighten accordingly.
 - 3.15.6.1.8.2 Check belt tension, lift nut assembly, cam rollers, wear pads for excessive wear, traveling cable and reel, and acme screw (verify alignment).
 - 3.15.6.1.8.3 Inspect motor and shaft pulleys.
 - 3.15.4.1.8.4 Check autolube activation date (if equipped) and replace when empty.
 - 3.15.4.1.8.5 Inspect and lubricate bearings, upper and lower.
 - 3.16.6.1.9 Platform:
 - 3.15.6.1.9.1 Check fastening of cable harnesses on platform side of handrail.
 - 3.15.6.1.9.2 Check main station up/down control and emergency stop/alarm button for external damage.
 - 3.15.6.1.9.3 Check alignment of platform and door.

- 3.15.6.1.10 Doors (if equipped) Check interlock switches for proper operation such as:
 - 3.15.6.1.10.1 Door Interlock (electric strike, gal, etc.)
 - 3.15.6.1.10.2 Door Electro-Mechanical Lock (National Wheel-O-Vator style)
 - 3.15.6.1.10.3 Check operation of door spring hinge, delay action closure (if equipped), and dead latch (if equipped) and adjust if necessary.
- 3.15.6.1.11 Safety & Operation: Check operation of under platform safety pan (if equipped), final/terminal limit switches, emergency stop/alarm (if equipped) and safetynut switch.
- 3.15.6.1.12 Lift Features: Where equipped, check operation of key switches at each call station and platform, call/send controls at each call station and on platform, ramp hinge, remote bell system, battery back-up alarm and 24VDC battery operated system/battery charger.
- 3.15.6.1.13 Lubrication:
 - 3.15.6.1.13.1 Clean the acme screw with a degreaser and lubricate the entire length of the screw with all-purpose grease every six (6) months or more often depending upon use and climatic conditions.
 - 3.15.6.1.13.2 Lubricate the acme screw top and bottom support bearing every six (6) months with all-purpose grease.
 - 3.15.6.1.13.3 Lubricate door hinges.
 - 3.15.6.1.13.4 Check manufacturer's requirements to determine if motor requires lubrication.
 - 3.15.6.1.13.5 If equipped with entry/exit ramp, oil hinge.
 - 3.15.6.1.13.6 Lubricate rails with low temperature lithium grease.
 - 3.15.6.1.13.7 Lubricate sheave guide with medium-weight oil.
 - 3.15.6.1.13.8 For units where the lift nuts are equipped with an automatic lube canister, inspect canister every six (6) months and replace approximately every two (2) years.

- 3.15.6.2 An Annual Preventative Maintenance Inspection will be done once (1) a year in accordance with the Schedule of Maintenance Inspections in Attachment I, or as recommended by the equipment manufacturer, in addition to the Mid-Year maintenance checks and services listed above, perform the following:
- 3.15.6.2.1 Underside Panel Sensors: Verify that depressing the under panel with upwards pressure will stop the lift's downward movement function. This shall be verified with lift movement being initiated at all control stations. Perform this test several times applying pressure to different areas of the under panel each time.
 - 3.15.6.2.2 Top Housing Cover Sensor: Verify that all controls from all stations are inoperable when the top housing cover is removed.
 - 3.15.6.2.3 Final Limit Switch: Depress top final limit switch to verify the lift is inoperable in all directions from all control stations.
 - 3.15.6.2.4 Ramp Switch (if equipped): Verify that if the ramp is manually prevented from folding up when leaving the bottom landing, the lift will stop running from all controls in both directions after 6 inches of movement.
 - 3.15.6.2.5 Door/Gate Interlock: Verify the following:
 - 3.15.6.2.5.1 Door Switch - that when the door is left open, the lift will not run in any direction from any station. Check all controls from all stations.
 - 3.15.6.2.5.2 Latch Switch - that the lift will stop running after two (2) inches of movement if the latch is manually held up in the unlocked position.
 - 3.15.6.2.5.3 Door/Gate - that the door and/or gate remains latched after two (2) inches of movement away from the landing. If not, adjust the handle accordingly.
 - 3.15.6.2.6 Platform Key Switch: Verify that when the key is in the "Off" position, the paddle control on the platform station is inoperable.
 - 3.15.6.2.7 Emergency Stop: Depress the emergency stop button to verify that the alarm sounds. If the unit is also equipped with an emergency stop, make sure the alarm continues to sound when the stop button is depressed.
 - 3.15.6.2.8 Call/Send Controls (if equipped): Verify that when key switch is in the "OFF" position, all controls are inoperable. Also, verify that all controls are inoperable when the platform and/or landing doors/gates are in the open position.
 - 3.15.6.2.9 Mast: Check and tighten all bolts securing mast rails, motor, top and bottom bearing, check mast tie back bracket fasteners, check

that carriage load wheels are secure, remove excess grease from the mast area, record motor running amperages for load and no load (report readings).

- 3.15.6.2.10 Screw Drive: Check lubricator grease capacity remaining, check drive nut for excessive play, replace as required and torque drive nut assembly to specified value, check safety nut and switch, check drive belt tension, check motor belt tension, adjust as necessary.
- 3.15.6.2.11 Safety Devices: Check interlocks for smooth operation, check operation of service bypass key, check action of final limit switch, check emergency alarm system and test the broken/slack cable safety device.
- 3.15.6.2.12 Platform: Check that platform does not rock excessively, shim as necessary, check for evidence of rubbing in shaftway, align as necessary.
- 3.15.6.2.13 General: Check sheave bearings.
- 3.15.6.2.14 Perform Annual Weight Test.

3.16 Inspection and Test Requirements for Elevators, Wheelchair Lifts, Stair Climbers:

- 3.16.1 The Contractor will schedule all periodic Arlington County tests required by A17.1 Code, including but not limited to, the annual hydraulic test and five-year test, with the Arlington County Department of Community Planning, Housing and Development (DCPHD) Elevator Inspector. Upon receipt of a copy of the Arlington County Elevator Inspection Report, the Contractor shall correct all deficiencies identified within the time specified. Each item listed is to be signed and dated to note when the repair was completed or the violation was corrected. The Contractor shall submit the inspection report back to the APS Project Officer within the allowable time limit in order to make final submission to the DCPHD Elevator Inspector for renewal of elevator, wheelchair lift. Most periodic tests can be performed during regular working hours Monday through Friday.
- 3.16.2 In the event a hazardous or life-threatening condition(s) is found during the inspection, or if an injury occurs and the elevator is put out of service, the Contractor shall immediately correct the hazardous or life-threatening condition. The Contractor shall be responsible to obtain a re-inspection through the DCPHD prior to putting the elevator back into service. All testing will be done at no additional cost to APS.

4.0 **Extra Work:**

- 4.1 The Contractor shall immediately perform all required repairs and replacements regardless of the cause thereof, except repairs or replacement work which APS considers to be “Extra Work”. Extra Work shall mean additional charges for work outside the scope of this Contract, such as equipment enhancements, vandalism, negligence, misuse, accidents or any other causes beyond the Contractor’s control, i.e. fire, weather, acts of war etc. The Contractor shall be entitled to compensation only for such portion of the cost of any tests, repairs and replacements as are necessitated directly by equipment enhancements, vandalism, negligence, misuse, accidents or abuse which are not the fault of the Contractor as affirmatively demonstrated by him to the sole satisfaction of the APS Project Officer. The cost of Extra Work shall be

based on the hourly rates provided in the Bid Form. Extra Work shall not be performed without prior notice to and approval of the APS Project Officer. The Contractor shall submit a written quote to the APS Project Officer within twenty-four (24) hours of discovering Extra Work using the JAF in Attachment B. Nevertheless, should the APS Project Officer order the performance of such work without designating it as Extra Work, the Contractor shall comply, but within twenty-four (24) hours, give written notice, including reports, records, receipts etc., to the APS Project Officer stating why they deem it to be Extra Work. The failure of the Contractor to inform the APS Project Officer prior to the performance of Extra Work so deemed by them, or to serve such notice or to furnish such reports, records and receipts shall be deemed to be a conclusive and binding determination on his part that the work is not Extra Work, and shall be deemed to be a waiver by the Contractor of all claims for additional compensation or damages by reason thereof such written notice, reports, records, and receipts being a condition precedent to such claims.

- 4.2 Replacement of obsolete or old and failing equipment using new and updated components is not considered Extra Work. The following types of services or items of equipment, if ordered, shall constitute Extra Work: (1) refinishing or replacement of car enclosures, car door panels, hoistway enclosures, hoistway door panels, frames and sills, (2) car flooring and floor covering, (3) replacement of main line power switches, breakers and feeders to the disconnect switch.
- 4.3 The cost of materials provided under Extra Work will be reimbursed at the Contractors actual invoiced cost.
- 4.4 Any JAF greater than \$200,000.00 is not covered by this Contract and will be subject to a separate solicitation.

5.0 HOURS OF OPERATION:

Normal work hours for APS are Monday through Friday, excluding holidays, between the hours of 7:00AM and 4:00PM.

End of Scope of Work

SPECIAL PROVISIONS

1. Site Inspection:

- 1.1 The Contractor is expected to become familiar with and take into consideration site conditions which may affect the work, and to check all dimensions at the site.
- 1.2 The Contractor must acquaint himself thoroughly as to the character and nature of the work to be done. The Contractor furthermore must make a careful examination of the site of the work and inform himself fully as to the difficulties to be encountered in performance of the work, the facilities for delivering, storing and placing materials and equipment and other conditions relating to construction and labor.
- 1.3 For Extra Work, the Contractor shall examine the premises and the site and compare them with the drawings and specifications. He shall familiarize himself with the existing conditions such as obstructive area levels and any problems related to erecting the required systems.
- 1.4 No plea of ignorance of conditions that exist or may hereafter exist on the site of the work, or difficulties that may be encountered in the investigations and examinations, will be accepted as an excuse for any failure or omission on the part of the Contractor to fulfill in every detail all the requirements of the contract documents and to complete the work for the consideration set forth therein, or as a basis for any claim whatsoever.
- 1.5 Insofar as possible, the Contractor, in carrying out his work, must employ such methods or means as will not cause interruption of or interference with the work of any other Contractor, or Arlington Public Schools personnel at the site.

2. Use of Premises:

- 2.1 On or about the premises and adjacent areas, the Contractor shall cause all apparatus storage of materials, and activities of workmen to be confined to the limits indicated by law, ordinances, permits and the directions of the Owner's representative, and shall not encumber or permit the premises or adjacent areas to be encumbered with such materials or apparatus. The work site shall be kept in such orderly fashion as will not duly interfere with the progress of the work or the work of any other Contractor.
- 2.2 The Contractor shall be responsible for repairing or replacing any work damaged by his operations within twenty (20) days after notification by the Owner's representative that damage has occurred.
- 2.3 It will be the responsibility of the Contractor to report to the Project Engineer any damages found prior to any work at the site.

3. Cleaning Up:

The Contractor shall at all times keep the premises and adjacent areas free from accumulations of waste material or rubbish. At the completion of the work, he shall cause to be removed from and about the premises and adjacent areas, all rubbish, tools used for work and surplus materials and shall have the area "Broom Clean" and ready for use. In case of a dispute Arlington Public Schools may remove rubbish or otherwise clean up, and may charge the Contractor either by deduction from amounts unpaid to the Contractor, or by other means with such cost as the Project Engineer shall determine to be fair and equitable.

4. Owners Representative:

- 4.1 The Owner's representative for questions following contract award is:

Steven Bernheisel, Assistant Director of Maintenance Services
APS Facilities & Operations Department

2770 South Taylor Street
Arlington, VA 22206
Telephone: (703) 228-6621

- 4.2 Whenever the term "Engineer", "Project Engineer", "Project Manager" or similar terms are used, in preceding or subsequent paragraphs of this contract, it shall refer to the Owner's representative for contract coordination.
5. Power of Contractor to Act in Emergency:
 - 5.1 In case of an emergency which threatens loss or injury of property and/or safety of life, the Contractor will be allowed to act without previous instructions from the Engineer as he sees fit. He shall notify the Engineer thereof immediately thereafter.
 - 5.2 Any compensation claimed by the Contractor due to such extra work shall be submitted to the Engineer for approval.
 - 5.3 Where the Contractor has not taken action but has notified the Engineer of an emergency threatening injury to persons or damage to the work, or any adjoining property, upon authorization from the Engineer to prevent such threatened injury or damage, he shall act as instructed or authorized by the Engineer. The amount of reimbursement claimed by the Contractor shall be at the rates listed in the Pricing Schedule.
6. All Work Subject to Control of Engineer:

In the performance of the work, the Contractor shall abide by all orders, directions and requirements of the Engineer and at such times and places, by such methods and in such manner and sequence as he may require. The Engineer shall determine the amount, quality, acceptability and fitness of all parts of the work, shall interpret the plans, specifications, Contract Documents, and any extra work orders and shall decide all other questions in connection with the work. The Contractor shall employ no plans, equipment, materials, methods or men to which the engineer objects and shall remove no plant, materials, equipment or other facilities from the site of the work without the Engineer's permission. The Engineer shall confirm in writing, any oral order, direction, requirement or determination.

End of Special Provisions

Pricing Schedule

ELEVATOR PREVENTIVE MAINTENANCE AND INSPECTION					
ITEM NO.	SCHOOL	TYPE OF EQUIPMENT	BRAND	TOTAL FOR 1 EACH MID YEAR INSPECTION	TOTAL FOR 1 EACH ANNUAL INSPECTION
1	Abingdon Elementary	Hydraulic	OTIS	\$140.00	\$140.00
2	Alice West Fleet Elementary	Traction #1	OTIS	\$275.00	\$275.00
3	Alice West Fleet Elementary	Traction #2	OTIS	\$275.00	\$275.00
4	Arlington Science Focus Elementary	Passenger	SCHINDLER	\$275.00	\$275.00
5	Escuela Key	Passenger	DOVER	\$275.00	\$275.00
6	Ashlawn Elementary	Passenger 3 Stop Traction	THYSSEN KRUP	\$275.00	\$275.00
7	Barcroft Elementary	Passenger	MONTGOMERY	\$275.00	\$275.00
8	Barrett Elementary	Passenger #1	MONTGOMERY	\$275.00	\$275.00
9	Barrett Elementary	Passenger #2	MONTGOMERY	\$275.00	\$275.00
10	Career Center	Passenger	HORNER	\$275.00	\$275.00
11	Carlin Springs Elementary	Passenger	DOVER	\$275.00	\$275.00
12	Claremont Elementary	Passenger	DOVER	\$275.00	\$275.00
13	Discovery Elementary	Traction	OTIS	\$275.00	\$275.00
14	Dorothy Hamm Middle School	(North) Passenger #1	CEMCOLIFT INC	\$275.00	\$275.00
15	Dorothy Hamm Middle School	(South) Passenger #2	CEMCOLIFT INC	\$275.00	\$275.00
16	Dorothy Hamm Middle School	Hydraulic # 3	DELAWARE	\$140.00	\$140.00
17	Drew Elementary	Passenger	KONE	\$275.00	\$275.00
18	Glebe Elementary	Passenger	DOVER	\$275.00	\$275.00
19	Gunston Middle School	Passenger	DOVER	\$275.00	\$275.00
20	Hoffman-Boston Elementary	Passenger #1	DOVER	\$275.00	\$275.00
21	Hoffman-Boston Elementary	Passenger #2	DOVER	\$275.00	\$275.00
22	Jefferson Middle School	Passenger	DOVER	\$275.00	\$275.00
23	Jefferson Middle School	Passenger	DELAWARE	\$275.00	\$275.00
24	Kenmore Middle School	Passenger	THYSSEN KRUPP	\$275.00	\$275.00

25	Innovation Elementary	Passenger	DOVER (DMC)	\$275.00	\$275.00
26	Langston Continuing Education	Passenger	SCHINDLER	\$275.00	\$275.00
27	Long Branch Elementary	Passenger	DOVER	\$275.00	\$275.00
28	Arlington Traditional School	Passenger	OTIS	\$275.00	\$275.00
29	Arlington Traditional School	Traction	SCHINDLER	\$275.00	\$275.00
30	Nottingham Elementary	Passenger	SCHINDLER	\$275.00	\$275.00
31	Oakridge Elementary	Passenger	DOVER	\$275.00	\$275.00
32	Randolph Elementary	Passenger	DOVER	\$275.00	\$275.00
33	Cardinal Elementary	Passenger	SCHINDLER	\$275.00	\$275.00
34	Swanson Middle School	Passenger #1	AMERICAN	\$275.00	\$275.00
35	The Heights Building	Traction # 1	OTIS	\$275.00	\$275.00
36	The Heights Building	Traction #2	OTIS	\$275.00	\$275.00
37	The Heights Building	Traction # 3	OTIS	\$275.00	\$275.00
38	The Heights Building	Traction # 4	OTIS	\$275.00	\$275.00
39	Tuckahoe Elementary	Passenger	IDEC	\$275.00	\$275.00
40	Wakefield High School	Passenger Hydraulic #1	THYSSEN KRUP	\$140.00	\$140.00
41	Wakefield High School	Passenger Hydraulic #2	THYSSEN KRUP	\$140.00	\$140.00
42	Williamsburg Middle School	Passenger	DOVER	\$275.00	\$275.00

WHEELCHAIR LIFT PREVENTATIVE MAINTENANCE AND INSPECTION SCHEDULE					
ITEM NO.	SCHOOL	TYPE OF EQUIPMENT	BRAND	TOTAL FOR 1 EACH MID YEAR INSPECTION	TOTAL FOR 1 EACH ANNUAL INSPECTION
43	Arlington Traditional Elementary	Chairlift	GARAVENTA GENISIS LIFT	\$100.00	\$100.00
44	Arlington Traditional Elementary	Chairlift	NATIONAL WHEEL-O-VATOR	\$100.00	\$100.00
45	Kenmore Middle School	Chairlift	DMT	\$100.00	\$100.00
46	Montessori Public School of Arlington	Chairlift	THYSSEN KRUPP	\$100.00	\$100.00
47	Taylor Elementary	Chairlift	NATIONAL WHEEL-O-VATOR	\$100.00	\$100.00
48	The Heights Building	Chairlift #1	GARAVENTA	\$100.00	\$100.00
49	The Heights Building	Chairlift #2	GARAVENTA	\$100.00	\$100.00
50	Thurgood Marshall Building	Chairlift	FAVARIA	\$100.00	\$100.00

DUMBWAITER AND STAIR CLIMBER MAINTENANCE AND INSPECTION SCHEDULE					
ITEM NO.	SCHOOL	TYPE OF EQUIPMENT	BRAND	TOTAL FOR 1 EACH MID YEAR INSPECTION	TOTAL FOR 1 EACH ANNUAL INSPECTION
51	Thurgood Marshall Building	Stair Climber	INDUSTRIAL FAVARIA INC.	\$100.00	\$100.00

KONE ELEVATOR PREVENTATIVE MAINTENANCE AND INSPECTION SCHEDULE					
ITEM NO.	SCHOOL	TYPE OF EQUIPMENT	BRAND	TOTAL FOR 1 EACH MID YEAR INSPECTION	TOTAL FOR 1 EACH ANNUAL INSPECTION
52	Washington-Liberty High School	Passenger Hydraulic #1	KONE	\$140.00	\$140.00
53	Washington-Liberty High School	Passenger Hydraulic #2	KONE	\$140.00	\$140.00
54	Washington-Liberty High School	Chairlift	FAVARIA	\$125.00	\$125.00
55	Yorktown High School	Passenger #1	KONE	\$275.00	\$275.00
56	Yorktown High School	Passenger #2	THYSSEN KRUPP	\$275.00	\$275.00

ITEM NO.	DESCRIPTION	UNIT OF ISSUE	UNIT PRICE
57	HOURLY RATE FOR Journeyman Mechanic. Normal working hours Monday through Friday between 7:00 AM and 4:00 PM	Hour	\$220.00
58	HOURLY RATE FOR Apprentice HELPER. Normal working hours Monday through Friday between 7:00 AM and 4:00 PM	Hour	\$175.00
59	OVERTIME RATE FOR Journeyman Mechanic. Working outside the hours of 7:00 AM to 4:00 PM Monday through Friday, Weekends and APS Holidays	Hour	\$330.00
60	OVERTIME RATE FOR Apprentice HELPER. Working outside the hours of 7:00 AM to 4:00 PM Monday through Friday, Weekends and APS Holidays	Hour	\$262.00

End of Pricing Schedule

Terms and Conditions

These Terms and Conditions are applicable to the Contract between Arlington Public Schools and Contractor resulting from the solicitation identified above, and to all Bid Documents and Contract Documents associated therewith.

1. Definitions:

- 1.1. Addendum:** A change to the Bid Documents or Contract Documents issued by the Owner prior to Bid Closing.
- 1.2. APS:** Arlington Public Schools, the owner of the property upon which the Work is to be performed or the entity for which the Work is to be performed. See also "Owner."
- 1.3. Apparent Low Bidder:** The responsible Bidder submitting the lowest responsive Bid.
- 1.4. Bid:** The offer of a Bidder to provide specific Goods or Services at specified prices and/or other conditions specified in the solicitation.
- 1.5. Bidder:** Any individual, company, firm, corporation, partnership or other organization bidding on solicitations issued by the Procurement Director/Procurement Agent and offering to enter into Contracts with APS. The term "Bidder" will be used throughout the Bid Documents and the Contract Documents and shall be construed to mean "offeror" where appropriate.
- 1.6. Bid Closing:** The time and date set by the Invitation for the deadline for receipt of Bids.
- 1.7. Bid Opening:** The time and date set by the Invitation for the opening of Bids.
- 1.8. Change Order:** A written order to the Contractor, signed by the Owner, which authorizes a change in the Work, and any resulting adjustment to the Contract Price and/or the Contract Time. A **Unilateral Change Order** is a Change Order signed only by the Owner addressing any Modification to the Contract Sum or the Contract Time to which the Owner agrees. A **Mutual Change Order** is a Change Order signed by both the Owner and by the Contractor reflecting agreement on all terms, conditions and requirements set forth therein. A Unilateral Change Order may be converted to a Mutual Change Order upon agreement being reached between the parties. Change Orders shall be initiated and processed as set forth in the Changes provisions of these Terms and Conditions. A Unilateral Change Order or a Mutual Change Order may affect the Contract, an individual Purchase Order, or both, depending on its terms.
- 1.9. Complete or Completion:** Work for which a Purchase Order has been issued will not be deemed complete until the subject of the Work is functioning as intended, cleanup has been completed, any required or applicable inspections or governmental approvals have been accomplished, and the Work is accepted by the Owner. More specific requirements for Completion may be set forth in the Scope of Work or the Purchase Order.
- 1.10. Contract:** The signed Contract between Owner and Contractor is the Contract.
- 1.11. Contract Documents:** The Contract Documents and the order of precedence in the event of a conflict therein are as defined in the Contract.
- 1.12. Contract Period:** See "Contract Time."
- 1.13. Contract Price:** The total amount payable to the Contractor for performance of the Work. The Work under this Contract will involve multiple discrete Projects. The Contract Price is stated in the Purchase Order for

the particular Work included in a discrete Project and shall include any adjustments granted in accordance with the provisions of the Contract Documents. The Contract Price may be determined based on unit prices or rates and quantities as provided in the Contract. May also be referred to as “Contract Sum.”

- 1.14. **Contract Sum:** See “Contract Price.”
- 1.15. **Contract Time:** The period allotted in the Purchase Order for Completion of the Work directed by that Purchase Order, together with any extension of time granted in accordance with the provisions of the Contract Documents. May also be referred to as “Contract Period.”
- 1.16. **Contractor:** The individual, firm, or organization which Contracts with the Owner to perform the Work. As employed herein, the term "Contractor" may refer to an individual, firm or organization, or to the Contractor's authorized representative.
- 1.17. **Day:** The term "day" or “Day” shall mean "calendar day" unless otherwise noted. When any provision in the Contract Documents establishes a time within which an action must be taken or a right must be exercised, if the last Day falls on a Saturday, Sunday, or holiday recognized by Arlington Public Schools, or on a day when Arlington Public Schools administrative offices are closed for any other reason, the deadline thereby established shall be extended to the first Arlington Public Schools Working Day thereafter when the Arlington Public Schools administrative offices are open.
- 1.18. **Drawings:** The term “Drawings” or “Plans” shall mean any drawing, plan, sketch, photograph or similar document intended to provide to the Contractor graphic instruction or guidance regarding the Work to be performed.
- 1.19. **Gender and Plural:** Whenever the Contract so admits or requires, all references to one number shall be deemed to extend to and include the other number, whether singular or plural, and the use of any gender shall be applicable to all genders. The terms “his” or “hers” or “he” or “she” shall include “its” if the referenced party is an entity rather than a person.
- 1.20. **Goods:** All material, equipment, supplies, printing, and automated data processing/information technology hardware and software.
- 1.21. **Holiday:** Holidays recognized by the Owner which shall not be considered Normal Working Hours are as follows: New Year’s Eve Day, New Year’s Day, Martin Luther King, Jr. Day, Presidents Day, Memorial Day, Independence Day, Labor Day, Columbus Day, Veterans Day, Thanksgiving Day and the following Friday, Christmas Eve Day, and Christmas Day. In the event any of the days designated as a Holiday fall on a Saturday, the Holiday shall be the preceding Friday; in the event any of the days designated as a Holiday fall on a Sunday, the Holiday shall be the following Monday.
- 1.22. **Informality:** A minor defect or variation of a Bid or proposal from the exact requirements of the Invitation to Bid or the Request for Proposal which does not affect the price, quality, quantity or delivery schedule for the Goods and Services being procured.
- 1.23. **Invitation to Bid (ITB):** A request which is made to prospective Bidders for their Bids on Goods or Services desired by APS. The issuance of an ITB will contain or incorporate by reference the specifications and contractual terms and conditions applicable to the procurement.
- 1.25. **Modification:** Any written change to any provision of the Contract Documents made after Bid Closing, whether by Work Order, Change Order or other means provided by the Contract Documents.

- 1.26. Normal Working Hours:** Unless otherwise specified in the Purchase Order Normal Working Hours shall be 6:00 A.M. through 2:30 P.M., Monday through Friday, excluding Holidays. See also Working Day.
- 1.27. Notice:** Notice or a requirement to “Notify” shall mean written notice. Written notice shall be deemed to have been duly served if:
- A. Written Notice to Contractor shall be deemed to have been fully served if delivered by United States Postal Service registered or certified return receipt mail, courier, generally recognized private mail or delivery service providing proof of delivery, e-mail, or facsimile transmission to the Contractor's office at the Project Site or to the business address of the Contractor as stated in its Proposal; or if delivered in person to the Contractor's foreman or superintendent for the Project, or to any officer or director of the Contractor.
 - B. Written Notice to APS shall be deemed to have been fully served if delivered by United States Postal Service registered or certified return receipt mail, courier, generally recognized private mail or delivery service providing proof of delivery, or hand delivered to the office of the Procurement Director/Procurement Agent, Arlington Public Schools, Syphax Education Center, 2110 Washington Blvd, Arlington, Virginia 22204.
 - C. Notice by registered or certified return receipt mail, courier, generally recognized private mail or delivery service, or by courier, will be deemed received on the date shown on the written delivery receipt. Notice given by email or facsimile transmission will be deemed received at 9:00 A.M. on the first business day after the date of transmission.
 - D. Attempted Notice given in any manner other than as designated herein shall not satisfy any Notice requirement.
- 1.28. Notice of Intent to Award:** A writing issued by the Owner which states the Owner’s intent to award the Apparent Low Bidder a Contract to execute the Work. The Notice of Intent to Award will be publicized as provided in the Bid Documents.
- 1.29. Notice to Proceed:** See Purchase Order.
- 1.30. Owner:** APS and employees authorized to represent APS. Reference to Owner requiring action by Owner or Notice to Owner shall be deemed to mean the Procurement Director/Procurement Agent unless otherwise stated specifically.
- 1.31. Pricing Schedule:** The pricing information appearing as Attachment B to the Contract setting the unit prices, rates, or other means of agreed pricing for performance of Work by the Contractor.
- 1.32. Procurement Director/Procurement Agent:** The employee of APS authorized to act on behalf of the Owner in this Contract. The Procurement Director/Procurement Agent may designate in writing others to act on his behalf, and such designation shall state any limitations on the authority of such designee. Contractor shall not rely upon and Owner shall not be bound by any statement or representation made on behalf of APS by any person not designated to the Contractor in writing as authorized to so act on behalf of the Procurement Director/Procurement Agent. It shall be the responsibility of the Bidder, and thereafter the Contractor, to establish the authority to act regarding any communication or action by any person other than the Procurement Director/Procurement Agent. Use of the term Procurement Agent or Procurement Director/Procurement Agent in the Contract Documents shall be deemed to include such properly authorized designee within the scope of that designee’s authorization.
- 1.33. Project:** The Goods and/or Services provided or performed by the Contractor at any location as directed

by Purchase Order, in accordance with the Contract Documents; collectively all of the Goods and Services contemplated by the Contract; synonymous with the term “Work” as the context may require.

- 1.34. **APS Project Manager:** The Owner's representative for Contract coordination
- 1.35. **Project Site or Site:** The location at which any Goods or Services are provided, delivered or performed by Contractor under this Contract.
- 1.36. **Purchase Order:** A written directive issued by the Procurement Director/Procurement Agent or authorized designee directing the performance of a particular item or items of Work to be performed in accordance with the Pricing Schedule. A Purchase Order shall serve as the Contractor’s Notice to Proceed with the specified portion of the Work as specified in the Purchase Order.
- 1.37. **Responsible Bidder:** A person who has the capability, in all respects, to perform fully the Contract requirements and the moral and business integrity and reliability that will assure good faith performance, and who has been prequalified, if required.
- 1.38. **Responsive Bidder:** A person or entity who or which has submitted a Bid that conforms in all material respects to the Invitation to Bid.
- 1.39. **Services:** means any work performed by an independent Contractor wherein the service rendered does not consist primarily of acquisition of equipment or materials, or the rental of equipment, materials and supplies.
- 1.40. **Specifications:** Written details provided to the Contractor by the Owner providing performance requirements, data instructions and guidance for performance of the Work.
- 1.41. **Subcontractor:** Any individual, firm or organization other than an employee of the Contractor, who Contracts with the Contractor to furnish or who actually furnishes labor, materials, Services or equipment, or any combination thereof to the Contractor in connection with the Work.
- 1.42. **Sub-Subcontractor:** Any individual, firm or organization, other than an employee of the Contractor or of a Subcontractor, who Contracts with a Subcontractor to furnish, or who actually furnishes labor, materials, service or equipment, or any combination thereof to a Subcontractor. The Contractor shall be responsible for the performance of the Work by any person or entity below the level of Sub-subcontractor.
- 1.43. **Warranty Period:** All warranties and guarantees against any defect in the Work shall apply from the date of acceptance by APS of the Completed Work and shall continue for a period of one (1) year thereafter, or the manufacturer’s standard warranty, whichever is longer. Provided, however, in the event the Contract Documents require a Warranty in excess of one (1) year, the longer term shall apply as applicable.
- 1.44. **Work:** Everything explicitly or implicitly required to be furnished or performed to complete performance of any Purchase Order.
- 1.45. **Work Order:** A written directive to the Contractor issued on or after issuance of the Purchase Order the Effective Date of the Agreement and signed by the Procurement Director/Procurement Agent ordering an addition, deletion, or revision in the Work described in a Purchase Order issued when in the sole discretion of the Owner the terms thereof do not impact the Contract Price or the Contract Time, or when in the sole discretion of the Owner the circumstances do not allow sufficient time for issuance of a Change Order.
- 1.46. **Working Day:** See Normal Working Hours.

2. Independent Contractor:

In the performance of this Contract and for all purposes related to APS, Contractor shall be an independent Contractor and neither the Contractor nor any of its employees will under any circumstances, be considered servants or agents of APS. Under no circumstances shall APS (i) be responsible for any failing or wrongdoing by the Contractor, its servants or agents; (ii) be under any obligation to withhold from the Contract payments to the Contractor or otherwise any federal or state unemployment taxes, federal or state income taxes, Social Security tax, or any other amounts for benefits of any kind; or (iii) provide any insurance coverage or other benefits, including but not limited to workers' compensation, to any employees or agents of Contractor.

3. Intent of the Contract Documents:

The intent of the Contract Documents is to include all items necessary for the proper management, execution and completion of the Work, including without limitation, all labor, materials, equipment and furnishings required in connection therewith, whether or not specifically identified in the Contract Documents. The Contract Documents are complementary, and what is required by one shall be as binding as if required by all. Any doubt as to whether any work is within the scope of the Contract shall be resolved in favor of an interpretation that the work is within the scope of the Contract. Use of the term "include" or "including" shall be deemed to mean "include without limitation," "including but not limited to," and similar expansive intent.

4. Drawings and Specifications:

Drawings or Specifications as necessary for performance of the Work will be identified in and provided with any Purchase Order issued by the Owner.

Any Specification provided shall serve to amplify the requirements of materials and assemblies. The mention in any Specification of any article or operation requires that the Contractor shall provide all such items indicated on, or reasonably inferred from, any Drawings provided to the Contractor, furnishing for such purpose all labor, materials and equipment required in connection therewith. Omission of any article, operation or detail does not relieve the Contractor of the responsibility for completion of the Work reasonably intended by any explanatory or informational documents provided by the Owner with a Purchase Order.

The Contractor shall exercise reasonable care and due diligence to discover any discrepancies in the Drawings or Specifications, and shall notify the Owner of discrepancies found in the Drawings or Specifications before materials are fabricated or Work performed.

The Contractor shall adhere to written dimensions though differing from scale measurements. In the absence of dimensions or in case of doubt as to the proper measurement, consult the Owner for clarification before proceeding with the Work. Actual field dimensions where applicable are to be verified by the Contractor in the field prior to proceeding.

5. Replacement of Personnel and Subcontractors:

APS has the right to reasonably reject staff or Subcontractors whom the Contractor assigns to the Contract. The Contractor must then provide replacement staff or Subcontractors satisfactory to APS in a timely manner and at no additional cost to APS. The day-to-day supervision and control of the Contractor's and its Subcontractor's employees is the sole responsibility of the Contractor.

The Contractor may not replace key personnel or Subcontractors identified in its Bid, including the project manager, without APS's written approval. The Contractor must submit any request to remove or replace key personnel or Subcontractors to the Owner's APS Project Manager at least fifteen (15) Days in advance of the proposed action. The request must contain a detailed justification, including the proposed replacement and his or her qualifications.

If the approved project manager resigns or is terminated by the Contractor, the Contractor will replace the project manager with an individual with similar qualifications and experience, subject to APS' written approval.

6. Contract Interpretations:

The Contractor may request Contract interpretations in writing from the Owner. Such requests for interpretations must be submitted sufficiently in advance of the date upon which the interpretation is actually required by the Contractor to allow the Owner to issue the interpretation so as not to delay the Work. Contractor shall be responsible for any delay resulting from failure to submit a request for interpretation in a timely manner. Written interpretations so requested shall be issued by the Owner in a manner commensurate with the timely execution of the Work, shall be consistent with the intent of the Contract Documents, and shall be in accordance with established time requirements for performance of the Work, but Owner shall be under no obligation to expedite its review and analysis of the question raised or to issue a response if the Contractor does not submit the request for interpretation in a timely manner.

7. Copies and Ownership of Contract Documents:

- A. The Contractor will be provided with either electronic or hard copies of any Drawings, Specifications, or other documents referenced in a Purchase Order.
- B. All Drawings, Specifications, or similar technical data provided to the Contractor by the Owner are the property of the Owner, and the Contractor may not use such information for any purpose not relating to performance of the Work.

8. General Review of Contract Documents:

- A. The Contractor shall perform all Work and shall furnish, at its own cost and expense, all labor, materials, equipment, and other facilities, except as herein otherwise provided, as may be necessary and proper for performing and completing the Work. The Contractor shall be responsible for the entire Work until Completion of all Work has been achieved.
- B. Unless otherwise provided herein, the Work shall be performed in accordance with the best modern practice and with materials and workmanship of highest quality.
- C. Supervision and Coordination of the Work: The Contractor shall supervise and direct the Work and coordinate the Work with that of separate Contractors using Contractor's best skill and attention. Unless otherwise provided in the Contract Documents, the Contractor shall be solely responsible for and have control over means, methods, techniques, sequences and procedures and for coordinating all portions of the Work under the Contract; provided, however, that the Contractor shall employ adequate and safe procedures, methods, structures and equipment. No approval or failure to exercise its right of approval by Owner shall relieve the Contractor of its obligation to accomplish the result intended by the Contract, or create a cause of action for damages against the Owner, or provide a defense by the Contractor in any case of action by the Owner against the Contractor.
- D. The Contractor shall study and review the Contract Documents and shall compare them with each other and with such information made available by the Owner. The Contractor shall be responsible for giving Notice to the Owner of any errors, inconsistencies or omissions discovered or which in the exercise of due diligence as a reasonably competent Contractor reasonably should have been discovered by it.
- E. The Contractor shall be responsible for all costs or delays resulting from the Contractor's or a Subcontractor's failure to obtain and review Contract Documents provided or made available by the Owner, or from the failure to discover any errors, inconsistencies or omissions in the Contract Documents which in the exercise of due diligence as a reasonably competent Contractor the Contractor reasonably should have discovered.

9. Substitutions:

- A. The name of a certain brand, make, or manufacturer in the Contract Documents is to denote the quality

standard of the article desired. The reference to a certain brand, make or manufacturer is to convey the general style, type, character and quality of article desired. If the Contractor desires to provide or use any other brand, make of materials, device, or equipment, it may do so only if it submits sufficient information to satisfy the Procurement Director/Procurement Agent that the proposed substitute is the equal of that specified in quality, workmanship, design and economy of operation, and is suitable for the purpose intended, and obtains the written approval from the Procurement Director/Procurement Agent by Change Order.

- B. To obtain approval of a substitute as equal, the Contractor shall submit to the Procurement Director/Procurement Agent all substantiating data upon which the Contractor relies to establish the substitute as an equal. If a sample is requested by the Owner, it shall be provided at the Contractor's expense within seven (7) Days of the request and may be subjected to such testing, examination or analysis, including but not limited to destructive testing, as the Owner in its discretion deems necessary. If the Procurement Director/Procurement Agent approves the proposed substitute, a Change Order approving the change will be issued by the Procurement Director/Procurement Agent. Provided, however, the Contractor shall be fully responsible for all costs or other consequences related to or arising from implementation of the use of the substitute, whether foreseen or unforeseen and including but not limited to any adjustments or revisions which might be required to existing improvements, facilities or operations. Contractor shall not proceed with use of the substitute until the Change Order approving its use has been issued by Owner.
- C. Notwithstanding the foregoing, if the identification of a certain brand, make or manufacturer is designated as "required" or "no substitutes permitted" or any similarly clear language, there shall be no substitutions permitted.

10. Changes in the Work:

- A. Any change to an existing Purchase Order must be approved by written Change Order issued by the Procurement Director/Procurement Agent prior to the changed Work being performed. APS has no obligation to pay for any changed or extra Work not directed by written Change Order issued by the Procurement Director/Procurement Agent.
- B. If the Owner issues a Purchase Order which the Contractor deems to be beyond the scope of the Work so as to entitle the Contractor to compensation or to additional time for performance of the Work beyond the terms set forth in the Purchase Order, the Contractor shall so Notify the Owner within seven (7) Days following issuance of the Purchase Order and before beginning the Work directed by the Purchase Order. If no agreement is reached between the Owner and the Contractor regarding such Work within ten (10) Days after the Contractor gives such Notice, or if the Owner directs the Contractor to proceed immediately, the Contractor shall proceed with the Work as directed and pursue such remedies as it deems appropriate within the claims provisions set forth in these Terms and Conditions. The expiration of such ten (10) Day period, or direction by the Owner to proceed, shall be deemed the occurrence date for any claim the Contractor wishes to pursue related to the Work ordered by the Purchase Order. Performance of and payment for the Work directed by the Purchase Order thereafter shall be governed by the Claims for Damages provisions of these Terms and Conditions.

11. Administration of Contract:

The Owner's APS Project Manager shall provide administration of the Contract in accordance with the Contract, Contract Documents and Work.

The Owner's APS Project Manager for this Contract is:

Steven Bernheisel, Assistant Director
APS Maintenance Services
2770 South Taylor Street

12. Time of Start and Completion:

- A. Time is of the essence for any Purchase Order issued under this Contract. The Contractor shall commence Work within ten (10) days after receipt of the Purchase Order, or such lesser time as may be directed in the Purchase Order under circumstances requiring immediate attention. Time being of the essence with respect to this Contract, the Contractor shall prosecute the Work diligently, using such means and methods of performance, scheduling and resources as will secure its full Completion in accordance with the requirements of the Contract Documents, and will Complete the Work within the time stated in the Purchase Order.
- B. APS may cancel any Purchase Order, or any part thereof, without obligation to Contractor other than to pay for acceptable Work in place, if completion is not achieved at the time specified in the Purchase Order.

13. Site Visits:

The Owner shall have access to Work in process on the Project Site at all times to determine the progress and to assess the quality of the Work. Except as may be required to comply with specific requirements of the Contract Documents, the Owner shall not have control over or charge of and shall not be responsible for means, methods, techniques, procedures, sequences or safety measures employed in connection with the Work, nor for the failure of the Contractor, Subcontractors, or Sub-subcontractors to perform the Work in accordance with the Contract Documents.

14. Use of Site and Site Information:

- A. The Contractor shall be responsible for inspection of existing conditions as satisfactory to receive subsequent Work. If existing conditions exist on the Project Site which in the opinion of the Contractor will require Work in excess of that anticipated by the Scope of Work and Price as set forth in the Purchase Order, the Contractor shall give Notice of such conditions and not proceed with the Work until receiving written direction from the Owner. If the Owner agrees that the existing conditions require Work in excess of that anticipated by the Scope of Work and Price as set forth in the Purchase Order, a Change Order to the Purchase Order will be issued stating the impact as agreed by Owner. If the Owner does not agree that the existing conditions require Work in excess of that anticipated by the Scope of Work and Price as set forth in the Purchase Order, the Contractor shall proceed with the Work. If the Contractor disagrees with the Owner's determination, the Contractor may submit a claim as provided in these Terms and Conditions. If the Contractor proceeds with such Work before receiving such written direction from the Owner, such action shall be deemed a failure to comply with this condition precedent for pursuit of any claim and such Work shall be at Contractor's expense.
- B. The Owner shall make available to the Contractor such information as the Owner has in its possession describing the physical characteristics, legal limitations and utility locations for the Project Site; provided, however, that the provisions of such information shall not relieve the Contractor from its obligation to inspect for itself and determine the Project Site conditions. The Owner makes no representations whatsoever concerning the quality or contents of any information so provided and the Contractor relies on such information solely at its own risk.

The Contractor shall confirm locations of existing utilities by performing such tests or other measures as may be required, including but not limited to compliance with all Commonwealth of Virginia Miss Utility laws, at the Contractor's sole expense and no increase to the Contract Price. If the Contractor discovers, or in the exercise of reasonable care should have discovered, circumstances at the Project Site which the Contractor contends may cause Work beyond that contemplated by the applicable Purchase Order, the Contractor shall give Notice to the Owner of such circumstances before commencing Work affected thereby and shall await Owner's written instructions, which shall include a statement of whether or not the Owner agrees that such circumstance will cause extra Work

and how that extra Work is to be compensated. If the Contractor proceeds with the affected Work prior to receipt of the Owner's written instructions, such action shall be deemed a failure to comply with this condition precedent for pursuit of any claim and such Work shall be at Contractor's expense.

The Contractor shall be responsible for damages to property, whether owned by APS or others, caused by or resulting from performance of the Work. The Contractor shall repair to proper working order or replace, to the satisfaction of APS, any property so damaged.

The Contractor shall confine the Work to areas of the Project Site permitted by the Contract Documents and shall comply with all applicable laws, ordinances, and permits related to the Project Site.

The Contractor shall be responsible for all safety and security procedures required to protect Work in process and the safety of the public until the Work is accepted by Owner.

- C. Contractor workers shall not be present in any building owned or controlled by Owner without an Owner employee present. In the event the Contractor desires to perform Work outside Normal Working Hours or on Holidays in a building owned or controlled by Owner, Contractor shall notify the Owner in writing at least two (2) working days prior to the intended Work. Upon approval from the Owner, which Owner may in its sole discretion decline to grant, the Work can be scheduled and the Owner will provide an employee to deactivate the building security system and remain present while Contractor workers are present.
- D. The Contractor shall maintain its Work area in a clean and orderly state and shall exercise dust control when required. If in the Owner's sole discretion, the Project Site requires cleaning or excess material removal, in total or in part, the Owner may direct the Contractor to conduct the necessary cleaning and removal. Should the Contractor fail to accomplish the directed cleaning within three (3) business days, the Owner reserves the right to use outside sources to conduct the cleaning or maintenance and to charge the Contractor for all costs incurred by the use of the outside sources, plus a markup of ten percent (10%) to cover administrative costs.

15. Safety:

The Contractor must ensure that it and its employees and Subcontractors comply with all applicable local, state, and federal policies, regulations and standards relating to safety and health, including the standards of the Virginia Occupational Safety and Health program of the Department of Labor and Industry for General Industry and for the Construction Industry and the applicable Federal Environmental Protection Agency and Virginia Department of Environmental Quality standards. The Contractor shall be responsible for compliance with all safety procedures and programs set forth in its Bid.

16. Warranties:

- A. The Contractor warrants to the Owner that all materials and equipment furnished under the Contract will be new unless otherwise specified, free of defects, of the latest model, of the best quality, and in strict compliance with the requirements of the Contract Documents.
- B. The Contractor warrants to the Owner that all workmanship will be of the best quality and in strict compliance with the requirements of the Contract Documents.
- C. All materials and equipment furnished under the Contract shall be free and clear of all liens or other claims of any type by any third parties.
- D. All workmanship, materials or equipment not conforming to the foregoing standards may be deemed defective. APS has no obligation to pay the Contractor for Work, materials or equipment rejected as defective until satisfactory correction has been accomplished by Contractor.

- E. All Warranties shall be in effect for the entirety of the Warranty Period, or the manufacturer's standard warranty, whichever is longer. In the event corrective work is required during the Warranty Period, the Warranty on the repaired Work shall extend for one (1) year from the date of acceptance by APS of the completed repairs. The Warranty shall include all parts, labor, transportation, and any other costs necessary to keep the product in good operating condition, but shall not be applicable to damage caused by Owner's misuse of the item or due to normal wear and tear. If seasonal limitations prevent any required performance testing of the completed Work, the Warranty Period for such Work shall begin after the performance tests have been successfully performed.

17. Correction of Defective Work Before and During Warranty Period:

- A. In the event the Work, or any portion thereof, is determined during the Warranty Period to be defective, incomplete or to have been improperly performed, the Contractor shall, within three (3) Days after written notice from the Owner, commence to remove all defective and deteriorated Work and materials and replace it at the Contractor's expense with Work and materials in accordance with the requirements of the Contract Documents and to complete all incomplete Work in accordance with the Contract Documents within a reasonable time period.
- B. In the event the Contractor fails to commence the removal, replacement, completion or correction of such Work within three Days after the date of written notice from the Owner and to complete such Work within a reasonable time period thereafter, the Owner will cause such Work to be performed by other Contractors and the Contractor will be obligated to pay the Owner all costs incurred in the performance of such Work plus an administrative fee of ten percent (10%) within thirty (30) Days following submission by Owner to Contractor of such demand for payment.
- C. The Contractor's Warranty obligations shall remain in full force and effect regardless of whether the Warranty Work was performed by the Contractor or by the Owner.
- D. Defects or nonconformities which are remedied as a result of Warranty obligations shall subject the remedied portion of the Work to an extended Warranty Period of one (1) year from the date upon which such defect or nonconformity was fully remedied or from the date of Final Completion of the Project as a whole, whichever is later, whether such Warranty Work was performed by the Contractor or by the Owner. Any repetitive defect, failure or malfunction identified within the Warranty Period shall remain under Warranty until it has been fully corrected and has performed without defect, failure or malfunction for a period of one (1) year.

18. Contractor Requirements:

- A. The Contractor and all of its Subcontractors for the duration of the Contract are required to comply with all laws regarding authorization to do business in Virginia, licensing, and other regulatory requirements as applicable; to be financially stable; and to provide for performance of the Work a sufficient work force, all of whom are qualified for and experienced in the Work.
- B. The Owner, upon written Notice to the Contractor, and in the Owner's sole discretion, shall have the right to direct the Contractor and its Subcontractors to remove an employee permanently from the Project for any reason. Any individual who is removed from the Project pursuant to this Section may not return without specific permission of the Owner.
- C. The Contractor will ensure that no Work shall be performed in occupied areas on a Project Site during school hours unless express written approval has been granted by the Owner and proper safety precautions have been exercised to isolate the area of the Work.
- D. Tobacco products, alcoholic beverages, illegal drugs, and weapons are prohibited on the Project Site and will constitute grounds for immediate removal of any employee of the Contractor or of any Subcontractor

from the Project Site. Sexual harassment, profanity, and inappropriate behavior are not permitted on the Project Site and will constitute grounds for immediate removal of any employee of the Contractor or of any of its Subcontractors.

- E. No Smoking Policy on Arlington Public Schools' property: Contractors and Subcontractors, including their employees or agents, performing work on APS property shall abide by the no smoking policies applicable to the property.
- F. Drug-Free Workplace. For the purposes of this Contract "drug-free workplace" means a Project Site in connection with a specific Purchase Order. All the employees, Subcontractors and other representatives of Contractor of whom are prohibited from engaging in the unlawful manufacture, sale, distribution, dispensation, possession or use of any controlled substance or marijuana during the performance of the Contract on any Project Site. During the performance of this Contract, the Contractor agrees to:
 - 1. Provide a drug-free workplace for the Contractor's employees;
 - 2. Post in conspicuous places, available to employees and applicants for employment, a statement notifying employees that the unlawful manufacture, sale, distribution, dispensation, possession, or use of a controlled substance or marijuana is prohibited in the Contractor's workplace and specifying the actions that will be taken against employees for violations of such prohibition;
 - 3. State in all solicitations or advertisements for employees placed by or on behalf of the Contractor that the Contractor maintains a drug-free work place; and
 - 4. Include the provisions of the foregoing clauses in every subcontract or purchase order of over \$10,000, so that the provisions will be binding upon each Subcontractor.
- G. Contractor Certification Regarding Criminal Convictions. By signing this Contract, the Contractor affirms the continuing accuracy of the Contractor Certification Regarding Criminal Convictions submitted as Attachment A to its Bid and that it will remain in force throughout the performance of any Work under the Contract. The Contractor acknowledges that its Contractor Certification Regarding Criminal Convictions is applicable not only to Contractor or its employees, but also to its Subcontractors or their employees and Sub-subcontractors or their employees. Contractor shall upon demand from APS provide to APS all information which allowed for the Contractor's certification, and which supports that the certification remains current, and further certifies that:

All Contracts with Arlington County School Board, where the Contractor or its employees, or its Subcontractors or their employees, will have direct contact with students on school property during regular school hours, or during school-sponsored activities, shall require the Contractor to certify that neither it nor any of its employees nor any of its Subcontractors' nor any of its Subcontractors' employees, who will have direct contact with students, have been:

- (1) convicted of a felony or of a sexually violent offense as defined in Va. Code Ann. § 9.1-902 as mandated by Va. Code Ann. § 18.2-370.5,
- (2) convicted of an offense occurring on or after July 1, 2006, where the offender was more than three years older than the victim involving:
 - (a) the rape of a child under age 13 pursuant to Va. Code Ann. § 18.2-61.A(iii),
 - (b) forcible sodomy of a child less than 13 years of age pursuant to Va. Code Ann. § 18.2-67.1.A.1,

- (c) object sexual penetration of a child under 13 years of age pursuant to Va. Code Ann. § 18.2-67.2.A.1, or
- (d) any similar offense under the laws of any foreign country or any political subdivision thereof, or the United States or any political subdivision thereof.

This requirement is applicable without exception for a person convicted of a felony or of a sexually violent offense as defined in Va. Code Ann. § 9.1-902, but for all other offenses set forth above this requirement does not apply unless the qualifying offense was done in the commission of, or as a part of the same course of conduct of, or as part of a common scheme or plan as a violation of:

- (a) abduction or kidnapping in violation of Va. Code Ann. § 18.2-47.A,
- (b) abduction with intent to extort money or for immoral purpose in violation of Va. Code Ann. § 18.2-48,
- (c) burglary in violation of Va. Code Ann. § 18.2-89,
- (d) entering a dwelling house with intent to commit murder, rape, robbery or arson in violation of Va. Code Ann. § 18.2-90,
- (e) aggravated malicious wounding in violation of Va. Code Ann. § 18.2-51.2, or
- (f) any similar offense under the laws of any foreign country or any political subdivision thereof, or the United States or any political subdivision thereof.

- H. Contractor Prohibited in Assisting Person for New Job if Engaged in Misconduct with Minor.
As a condition of being awarded a Contract, or Contract renewal, the Contractor acknowledges it is prohibited from assisting the elected and appointed officials of APS, its officers, current and former employees?, agents, departments, agencies, boards, and commissions employee, and contractors, including all levels of subcontractors, in obtaining a new job if the Contractor knows or has probable cause to believe that the elected and appointed officials of APS, its officers, current and former employees?, agents, departments, agencies, boards, and commissions employee, and contractors, including all levels of subcontractors, engaged in sexual misconduct regarding a minor or student in violation of law.

19. Permits, Fees and Notices:

- A. The Contractor shall comply with all local, state and federal laws, regulations, rules or ordinances applicable to this Contract and the Work to be performed hereunder. The Contractor shall also obtain, at its expense, all permits, inspections, licenses, fees and other authorizations necessary for the prosecution of the Work.
- B. The Contractor shall be responsible for giving all notices and complying with all laws, ordinances, rules, regulations and directives of any public authority bearing on the performance of the Work. Should the Contractor determine that the Contract Documents, or any of them, do not conform with such laws, ordinances, rules, regulations and directives in any respect, it shall promptly inform the Owner of such fact in writing. Any required changes shall be made by suitable approved Modification. If the Contractor performs any Work when it knew or in the exercise of reasonable care should have known it to be in conflict with such laws, ordinances, rules or regulations without satisfying its Notice obligations to Owner, such action shall be deemed a failure of this condition precedent to a claim and the Contractor shall accept all responsibility and bear all cost relating thereto.

20. Risk of Loss:

All Work, materials and equipment provided by Contractor shall remain the property of Contractor until accepted by Owner as in compliance with the requirements of the Contract Documents, and all risk of loss prior to acceptance by Owner shall be borne by Contractor.

21. Tests and Inspections:

A. Unless otherwise provided in the Contract Documents, the Contractor shall be responsible for scheduling, compliance and costs associated with all tests or inspections required by local authorities having jurisdiction over the Project. The Contractor shall give the Owner Notice immediately in the event of failure of any test or inspection. In calling for inspections, the Contractor certifies that the Work being called for inspection meets the Contract and all code requirements for completeness and quality and shall bear all expense arising from any failed inspection, whether incurred by Owner, Contractor, or any third party.

B. Irrespective of any third party inspections, the Contractor remains responsible for any after discovered defects in Work and is fully responsible for any delays and costs associated with such defective, insufficient or non-compliant Work.

22. Rejection of Work:

The Owner shall have the authority to reject Work that does not conform strictly to the requirements of the Contract Documents. All costs associated with correction of rejected Work shall be borne by the Contractor.

23. Owner's Right to Stop Work/Right to Correct Deficiencies:

If the Contractor does not correct non-complying Work, or is consistent in not supplying and/or furnishing labor, material, and equipment necessary to Work performance, then the Owner has the right to order the Contractor to stop the Work until such time as the Owner approves the Contractor's written plan to correction of such deficiency. Should the Contractor fail within three (3) working Days following issuance of the stop work order to submit an acceptable corrective plan and thereafter to pursue the corrective plan with due diligence, the Owner has the right, after three (3) days written notice, to correct the deficiencies. In such event the Contractor shall pay to the Owner the Owner's cost of correcting the deficiencies, including any charges for special inspections or tests, plus a markup of ten percent (10%) to cover administrative costs. The Owner's exercise of the right to correct deficiencies shall in no way prejudice or limit any other remedy that the Owner may have.

24. Indemnification:

The Contractor covenants to save, defend, hold harmless, and indemnify the Owner, Arlington County School Board, and all of its elected and appointed officials, officers, employees, agents, departments, agencies, boards, and commissions from and against any and all claims, losses, damages, injuries, fines, penalties, costs (including court costs, and attorney's fees, and all reasonable and customary costs of litigation), charges, liability, or exposure, however caused, resulting from, arising out of, or in any way connected with the Contractor's acts or omissions in performance or nonperformance of the Work. This indemnification obligation shall survive the termination of this Contract.

25. Payment:

A. Invoices unless otherwise specified in the Contract or in the Purchase Order shall be submitted immediately upon completion of the shipment or Services. If shipment is made by freight or express, the original Bill of Lading properly receipted, must be attached to the invoices. Mail invoices, as applicable, to:

Arlington Public Schools
Electrical Supervisor-Generators
2770 South Taylor Street
Arlington, VA 22206

B. Upon receipt of an invoice, the Owner shall review the Work to determine if the invoice is consistent with

the Work in place. The Contractor shall submit such additional information as may be reasonably requested by the Owner to substantiate the amount billed.

- C. Payments will be made within thirty (30) days after the later of receipt of an invoice by APS or receipt of additional documentation as requested by APS of all amounts within the invoice approved for payment. All payments shall be net of any prompt payment discount. In connection with any prompt payment discount, time shall be computed from the date of the invoice. For the purpose of earning the discount, payment shall be considered to have been made on the date that appears on the payment check or the date on which an electronic funds transfer for the payment was made.
- D. APS is exempt from the payment of any federal excise tax or Virginia Sales Tax. The APS Federal Excise Tax Number is 54-6001128. Contractors located outside the Commonwealth of Virginia may charge and collect their local and or state sales tax when the Purchase Order calls for materials to be picked up by APS at the Contractor's place of business outside Virginia.
- E. Notwithstanding the foregoing, no less than ninety-five (95%) of the Contract Price stated in the Purchase Order shall be paid until the Owner is satisfied that the Work is Complete.
- F. **Price Reduction.** If at any time after the date of Bid Opening the Contractor makes a general price reduction in the comparable price of any Goods or service covered by the Contract to customers generally, an equivalent price reduction based on similar quantities and/or considerations shall apply to the Contract for the duration thereof, including any extensions. Such price reduction shall be effective at the same time and in the same manner as the reduction in the price to customers generally. For purpose of this provision, a "general price reduction" shall mean any horizontal reduction in the price of a Good or service offered (1) to Contractor's customers generally, or (2) in the Contractor's price schedule for the class of customers generally comparable to Owner which was used as the basis for Contractor's Bid. An occasional sale at a lower price, or sale of distressed merchandise at a lower price, would not be considered a "general reduction" under this provision. The Contractor shall submit its invoice at such reduced prices indicating on the invoice that the reduction is pursuant to the "Price Reduction" provision of the Contract Documents. The Contractor, in addition, will within ten (10) days of any general price reduction, Notify the Procurement Director/Procurement Agent of such reduction by letter. Failure to do so may lead to termination of the Contract. Upon receipt of any such Notice of a general price reduction all ordering offices will be duly notified by the Procurement Director/Procurement Agent. The Contractor, if requested, shall furnish, within ten (10) days after the expiration or termination of the Contract a statement certifying either (1) that no general price reduction, as defined above, was made after the date of the Bid Opening, or (2) if any such general price reductions were made, that as provided above, they were reported to the Procurement Director/Procurement Agent within ten (10) days, and ordering offices were billed at the reduced prices. Where one or more such general price reductions were made, the statement furnished by the Contractor shall include with respect to each price reduction (1) the date when notice of any such reduction was issued, (2) the effective date of the reduction, and (3) the date when the Procurement Director/Procurement Agent was notified of any such reduction.

26. Audit:

The Owner and its authorized representatives shall have access to all records necessary to perform a complete audit of the Contractor for the purposes of verifying that the certified cost or pricing data submitted were accurate, complete and current. The Owner shall, until the expiration of five (5) years from the date of final payment under this Contract, have the right to examine and copy those books, records, documents, papers and other supporting data which involve transactions related to this Contract or which permit adequate evaluation of the cost or pricing data submitted, along with the computations and projections used therein (the "Records"), and the Contractor hereby covenants to maintain the Records in good order for such time and to deliver promptly the Records to the Owner upon request. There shall be no charge to Owner for conducting any such audit.

27. Award of Subcontracts and Other Contracts for Portions of the Work:

- A. The Contractor shall not enter into any Subcontract with any Subcontractor who is suspended or debarred from participating in any contracting programs by the Commonwealth of Virginia, by any public body within the Commonwealth of Virginia, by the United States government, or by any other state or public body within any other state.
- B. The Contractor shall not enter into any Subcontract with any Subcontractor who or which is not qualified to do business in Virginia in compliance with applicable law or does not have in effect all licenses and trade certifications required by federal, state or local law to perform the Services or to provide the Goods which are the subject of the Subcontract.
- C. Upon request, the Contractor promptly shall file with the Owner a copy of any one or more of its Subcontracts. The Owner has the right to reject any Subcontractor it finds not to be qualified to perform the Work.
- D. No action by the Owner shall relieve the Contractor of any of its responsibilities, duties and liabilities under the Contract Documents. The Contractor shall be responsible to the Owner for the acts, defaults, or omissions of the Contractor's Subcontractors and of its Subcontractors' officers, authorized representatives and employees.
- E. Nothing contained in the Contract Documents or in any Subcontract shall operate to, or otherwise have the effect of, creating a contractual relationship between the Owner and any Subcontractor.

28. Subcontractor and Sub-Subcontractor Agreements:

Work performed by a Subcontractor or a Sub-subcontractor shall be defined by a signed agreement between a Subcontractor and the Contractor, or between a Sub-subcontractor and a Subcontractor, as applicable. Each such agreement shall:

- A. Not contain a provision which purports to negate, conflict with or otherwise compromise the requirements of the Contract Documents.
- B. Not contain a provision which purports to adversely affect the rights of the Owner as such rights are defined in the Contract Documents.
- C. Contain appropriate provisions to give the Contractor the same power to terminate the Subcontract that the Owner may exercise to terminate the Contractor under the provisions of these Contract Documents. The Contractor shall bear all additional expenses due to its exercising of its rights under this Section.
- D. Contain appropriate provisions which bind the Subcontractor to the terms and conditions of this Contract insofar as they are applicable to the Work of the Subcontractor.
- E. Contain a requirement that the Subcontractor shall be bound by and subject to the provisions of the payment requirements of the Contractor to the Subcontractor in regard to payments due by the Subcontractor made to its Sub-Subcontractors.
- F. Require timely processing of applications for payment and of claims for additional costs, damages, or time in order that the Contractor may in turn promptly process such applications or claims in conformance with the Contract Documents.
- G. Contain a provision to the effect that the Owner and its authorized representatives will, until five (5) years from the date of final payment under the Subcontract, have access to and the right to examine and copy those books, records, documents, papers and other supporting data which involve transactions related to the

Subcontract.

- H. Contain the same Character and Competency requirements as appear in these Terms and Conditions and require the completion by the Subcontractor and its Sub-subcontractors of the Contractor Certification Regarding Criminal Activity and Employee Certification Regarding Criminal Activity.
- I. Waive the rights of either party against the other in regard to claims for fire or other peril covered by the property insurance required by these Terms and Conditions. Such waiver shall not exclude either party from rightful access to the proceeds of such insurance.
- J. Contain a provision imposing upon the Subcontractor the obligations and restrictions of Sections 56 and 61 of these General Conditions.

29. Responsibility for Those Performing the Work:

The Contractor shall be responsible and accountable to the Owner for the acts and omissions of the Contractor's employees in connection with the performance of the Work and for any Subcontractors or other persons performing any of the Work under a Contract with the Contractor or a Contract with a Subcontractor or Sub-subcontractor.

30. Payment of Subcontractors:

- A. Within seven (7) days after receipt of payment from the Owner, the Contractor shall:
 - 1. Pay each Subcontractor an amount equal to the percentage of the Work attributable to such Subcontractor; or
 - 2. Notify the Owner and the Subcontractor in writing of the intention to withhold all or part of the amount due a Subcontractor and state the reason for such withholding.
 - 3. In the event the Contractor fails to submit a timely Application for Payment, and that failure is due exclusively to the actions of the Contractor, the Subcontractor shall have the right to be paid by the Contractor upon demand of the amounts due.
 - 4. The Contractor shall pay interest on amounts owed to the Subcontractor which remain unpaid seven (7) days after the Contractor's receipt of payment from the Owner. Interest on such amounts shall accrue at the rate of one percent (1.0%) per month. Amounts owed the Subcontractor which have been withheld as permitted herein shall not accrue interest. Interest on amounts otherwise not paid to the Subcontractor when due under the terms of the Subcontract shall bear interest at the rate of one percent (1%) per month unless the written Subcontract otherwise provides.
- B. Information concerning percentages of completion of work performed by a Subcontractor as shown in an Application for Payment may be made available to that Subcontractor at the sole discretion of the Owner.
- C. Insurance proceeds received by the Contractor under the insurance policies required by these Terms and Conditions shall be equitably distributed to the Subcontractors affected by the insured loss.
- D. The Contractor's obligation to pay an interest charge to a Subcontractor is not an obligation of the Owner. A Contract Modification shall not be made for the purpose of providing reimbursement for the interest charge. A cost reimbursement claim shall not include any amount for reimbursement for the interest charge.

31. Owner's Right to Award Separate Contracts:

- A. The Owner has the right to award separate Contracts of the same or a similar nature on the same or similar Project Sites, or for other work on the same Project Sites.

- B. When separate Contracts are awarded, the term "Contractor" in the Contract Documents in each case shall mean the Contractor who executes each separate Contract for construction.
- C. At no additional cost to the Owner, the Contractor shall coordinate the Work with the activities of each separate Contractor with the intent of each Contractor being able to complete its Work in the most time efficient and cost efficient manner under the circumstances.
- D. If part of the Contractor's Work depends for proper execution or results upon construction or operations by a separate Contractor, the Contractor shall, prior to proceeding with that portion of the Work, promptly report to the Owner in writing any apparent discrepancies or defects in such construction or operations performed by a separate Contractor that would render it unsuitable for such proper execution and results. Failure of the Contractor to report such apparent discrepancies and/or defects, or to discover such defects or discrepancies which in the exercise of due diligence as a reasonably competent Contractor reasonably should have been discovered, shall constitute an acknowledgment that the separate Contractors' completed or partially completed construction is fit and proper to receive the Contractor's Work.

32. Royalties and Patents:

The Contract Price includes all royalties and costs arising from patents, trademarks, and copyrights in any way involved in the Work. Whenever the Contractor is required or desires to use any design, device, material or process covered by letters of patent or copyright, the use thereof is understood to have been included in the Contract Price and the Contractor shall indemnify and save harmless the Owner and Owner's Representative, their officers, agents and employees from any and all claims for infringement by reason of the use of any such patented design, device, tool, material, equipment, or process to be performed under the Contract, and shall indemnify the Owner, its officers, agents, authorized representatives, and employees for any costs, expenses and damages which may be incurred by reason of any such infringement at any time during the prosecution and after the completion of the Work. This obligation to defend, hold harmless and indemnify shall include but is not limited to attorneys' fees and all customary and reasonable costs of litigation and expert consultation and testimony. If a Purchase Order contains a direction requiring use of any design, device, material or process which is subject to patent, trademark or copyright protection which Contractor contends was not contemplated by and included in the Pricing Schedule, the Contractor shall give Notice thereof to Owner prior to proceeding with the Work and await direction from the Owner. If the Contractor proceeds with the Work without giving such Notice or without receiving direction from the Owner, the Contractor shall be responsible for all royalties and costs as provided in this Section.

33. Claims for Damages:

If the Contractor wishes to make a claim, whether for extra compensation, damages or other relief, by reason of any act or omission of the Owner or its agents or representative or other causes beyond the reasonable control of the Contractor, the Contractor shall comply with the requirements set forth below. Strict compliance with all claims submission requirements set forth below or in any other provision of the Contract Documents shall be a condition precedent to the Contractor's right to pursue any claim or to recover or prevail thereon. All time requirements set forth as claims submission requirements shall be deemed to be of the essence. Compliance with all claims submission requirements shall not, however, create any presumption of validity of any claim.

- A. The Contractor must at the time of the discovery of the occurrence of the event giving rise to the claim and before beginning any work on which the claim is based deliver to the Procurement Director/Procurement Agent a written statement identifying itself as a Notice of claim, stating the circumstances of the occurrence, specifying the additional work contemplated as being required, state why such work is not already included within the scope of the Contract Documents, and to the extent reasonably foreseeable estimate the anticipated amount of the claim.
- B. If the Owner within five (5) Working Days following receipt of such Notice of claim does not direct the Contractor otherwise, the Contractor shall proceed with the Work which is the subject of the claim and within ten (10) calendar days after completion of the Work for which additional compensation is claimed

shall submit in writing to the Procurement Director/Procurement Agent a written itemization of the actual additional compensation claimed, with all supporting documentation.

- C. The Procurement Director/Procurement Agent shall decide within ninety (90) Days after receipt of the submission described in SubSection B above, which decision shall be the final determination of the Owner. Failure by the Procurement Director/Procurement Agent to issue a final decision shall be deemed a final decision to deny the claim as of the ninetieth (90th) Day. A final decision by the Owner shall be a condition precedent to institution by the Contractor of any judicial claim for relief on the claim. The Contractor's right to seek judicial appeal of denial of a claim is barred if no suit is filed within six (6) months following the Owner's final decision. No consideration by the Owner of any additional submissions by the Contractor in support of any claim shall extend this six (6) month limitation.
- D. The Contractor shall comply with all directions and decisions of the Owner and shall proceed diligently with the performance of the Contract and with any disputed Work pending final resolution of any claim or dispute. "Final resolution" shall include the exhaustion of all judicial proceedings.
- E. No claim whatsoever shall be made by the Contractor against any officer, authorized representative or employee of the Owner for, or on account of, anything done or omitted to be done in connection with this Contract.
- F. Failure of the Owner at any time to require compliance with any term or condition of the Contract Documents or of any claims submissions requirements shall not be deemed a waiver of such term, condition, or requirement, or a waiver of the subsequent enforcement thereof.
- G. In the event the Contractor makes a claim for additional compensation other than for damages related to delay which results in litigation, if the Owner substantially prevails in such litigation the Contractor shall indemnify and hold the Owner harmless from any and all reasonable attorneys' fees, litigation costs of all types, and expert witness fees and costs, arising from or related to such claim and litigation.
- H. If additional compensation is granted as to any claim, either by consent of the Owner or by judicial decision, the Contractor shall not be entitled to recover any interest on any amounts claimed to be due from the Owner which are the subject of a good faith dispute by the Owner which are paid within thirty (30) Days following final resolution of such dispute. Interest shall accrue on any claim not paid within such thirty (30) Days at the legal rate of one percent (1%) per annum simple interest commencing on the date of such final resolution.
- I. No claims provision in this Agreement waives the Owner's sovereign immunity or waives the ability of the Owner to invoke sovereign immunity where sovereign immunity may be applicable.

34. Claims for Extension of Time:

- A. The parties agree that no extension beyond any required date of completion, whether Substantial Completion or Final Completion, fixed by the terms of the Contract shall be effective unless granted in writing, and signed by the Owner's Procurement Agent or his designee. All time requirements set forth herein shall be of the essence. It shall be a condition precedent to any claim for extension of time that the Contractor comply strictly with the following requirements:
 - 1. Give Notice of delay in writing to the Owner's APS Project Manager, and to the Procurement Agent within two (2) days of the occurrence which gives rise to the alleged delay, or within seven (7) days of the beginning of the delay if the resulting delay was not reasonably foreseeable at its commencement. Delays based on weather occurrences shall be submitted in accordance with, and are subject to the limitations of, Section 37, Weather Delays, of these Terms and Conditions. The Notice of claim for delay shall identify itself as a notice of claim, shall state the circumstances of the occurrence, shall state the justification for the delay and for the extension of time, and shall

state the estimated duration of the delay and of the extension requested. In case of a continuing cause of delay, only one Notice shall be required so long as the delay asserted is continuous, but an additional Notice shall be given at least every fourteen (14) days providing a statement of what the Contractor has done to mitigate or overcome the cause of the delay, how long the delay is anticipated to continue, and the justification for such projection. Strict compliance with all of these submission requirements shall be a condition precedent to consideration of any claim for delay related to weather, but compliance of itself shall not establish the validity of any claim.

2. The Contractor shall submit to the Owner's APS Project Manager, and to the Procurement Agent a statement of the actual time extension requested as a result of the claimed delay, which shall include all documentation and supporting information for such claimed delay required by this Section and by any applicable Contract Specifications, within twenty-one (21) days after the delay has ceased.
 3. The Contractor shall comply with all directions and decisions of the Owner's APS Project Manager or the Procurement Agent and shall proceed diligently with the performance of the Contract and with any disputed work pending final resolution of any claim or dispute. "Final resolution" shall include the exhaustion of all judicial proceedings.
 4. The Contractor shall make no claim against any officer, agent or employee of Arlington Public Schools for, or on account of, any act or omission to act in connection with the Contract, and to the extent permitted by applicable law acknowledges and agrees that any and all rights to make any such claim are waived without condition or limitation.
 5. Strict compliance with all applicable submittal requirements shall be a condition precedent to entitlement to any extension of time, but such compliance shall not of itself establish entitlement. Failure to comply with the foregoing submittal requirements shall be deemed a conclusive waiver, without limitation, of any claim for extension of time arising from or related to the alleged occurrence.
- B. The Contractor shall not be entitled to any extension of time for delay in completion of the Work unless such delay is caused solely by any act or delay caused by the Owner, or by riot, insurrection, war, pestilence, acts of public authorities, fire, earthquakes, or by strikes, or other causes, which in the opinion of the Owner, are entirely beyond the expectation and control of the Contractor. The Contractor shall be entitled to an extension of time for such causes only for the number of days of delay which the Owner's APS Project Manager may determine to be due solely to such causes and only to the extent that such occurrences actually delay achieving the applicable completion date, and then only if the Contractor shall have strictly complied with all applicable claims submission requirements of this Contract. To the extent any delay for which the Contractor seeks an extension of time is due concurrently to causes for which Contractor may be entitled to a delay and to causes within the reasonable control or foreseeability of the Contractor, the Contractor shall not be entitled to any extension of time.
- C. The Contractor is to assume five (5) Days delay from the date of Notice to Proceed to the date of Project Substantial Completion. These five (5) Days shall be known as "Owner Float," and may be applied to any delay from any cause, at the Owner's sole discretion, including but not limited to Owner caused delay. The Contractor shall include this Owner Float in the Contract Period, in the Contract Sum, and shall incorporate the Owner Float in the Project Schedule. The Contractor will not be compensated, neither monetarily nor by time extension, for any delay to which the Owner elects to apply any portion of the Owner Float so long as the Owner Float has not been exhausted.
- D. The Owner's Procurement Agent or his designee shall issue the Owner's final decision on any claim for delay within ninety (90) Days following receipt of the Contractor's final submission in support of the claim,

if submitted timely. Failure of the Procurement Agent to issue a written decision shall be deemed a final decision to deny the claim as of the ninetieth (90) Day. A final decision by the Owner shall be a condition precedent to institution by the Contractor of any judicial proceeding for relief on the claim. The Contractor's right to seek a judicial appeal of denial of a claim for extension of time is barred if no suit is filed within six (6) months following the Owner's final decision on the claim. No consideration by the Owner of any additional submissions by the Contractor in support of any claim shall extend this six month period.

- E. Delays caused by the failure of the Contractor's Subcontractors, suppliers and dealers to furnish approved working drawings, shop drawings, submittals, materials, fixtures, equipment, appliances, or other fittings on time or the failure of Subcontractors or Sub-Subcontractors to perform their work in conformity with the Project Schedule or other requirements of the Contract Documents shall not constitute a basis for extension of time.
- F. The Contractor making a claim against the Owner for costs or damages due to unreasonable delays caused by the Owner, and its agents or employees, shall be liable to the Owner for a percentage of all the costs the Owner incurs in investigating, analyzing, negotiating, and litigating the claim, which percentage shall be equal to the percentage of the Contractor's total delay claim which is determined through litigation to be incorrect or to have no basis in law.
- G. No claims provision in this Agreement waives the Owner's sovereign immunity or waives the ability of the Owner to invoke sovereign immunity where sovereign immunity may be applicable.
- H. The Contractor shall comply with all directions and decisions of the Owner's Representative, the Owner's APS Project Manager, or the Procurement Agent and shall proceed diligently with the performance of the Contract and with any disputed work pending final resolution of any claim or dispute. "Final resolution" shall include the exhaustion of all judicial proceedings.

35. Recovery Schedule:

- A. Should the approved Project Schedule show at any time during Contractor's performance, in the sole opinion of the Owner, that the Contractor is fourteen (14) days or more behind schedule for any specific critical path milestone date, or should the Contractor be required to undertake remedial actions under this Section, the Contractor shall submit a Recovery Schedule to the Owner within five (5) days after receiving a written request from the Owner. The Recovery Schedule shall explain and display how the Contractor intends to reschedule its Work at no additional cost to the Owner, in order to regain compliance with the Project Schedule during the immediate subsequent pay period.
- B. If the Contractor believes that all of the time can be recovered during the subsequent pay period, the Contractor will be permitted to prepare a Recovery Schedule as set forth below. However, if the Contractor believes it will take more than thirty (30) days to recover all of the lost time, it shall prepare and submit a request for revision of the Project Schedule and comply with all of the requirements for a Schedule Revision.
 - 1. The Contractor shall prepare and submit to the Owner a one-month maximum duration Recovery Schedule, incorporating best available information from Subcontractors and others which will permit return to the approved Project Schedule at the earliest possible time. The Contractor shall prepare a Recovery Schedule to the same level of detail as the Project Schedule for a maximum duration of one month. This Recovery Schedule shall be prepared in coordination with other separate Contractors on the Project.
 - 2. Within two (2) days after submission of Recovery Schedule to the Owner, the Contractor shall participate in a conference with the Owner to review and evaluate the Recovery Schedule. Within two (2) days of that conference, the Contractor shall submit the revisions necessitated by the review

for the Owner's review and approval. The Contractor shall use the approved Recovery Schedule as his plan for returning to the Project Schedule.

3. Contractor shall confer continuously with the Owner to assess the effectiveness of the Recovery Schedule. As a result of these conferences, the Owner will direct the Contractor as follows: (i) If the Owner determines the Contractor is still behind schedule, the Owner will direct the Contractor to prepare a revised Recovery Schedule and comply with all of the requirements of a Schedule Revision as stated herein and the other requirements of the Contract Documents; provided, however, that nothing herein shall limit in any way the rights and remedies of the Owner as provided elsewhere in the Contract Documents. (ii) If the Owner determines the Contractor has successfully complied with provisions of the Recovery Schedule, the Owner will direct the Contractor to return to the use of the approved Project Schedule.

36. **Contractor Delays:**

The Contractor agrees that whenever it becomes apparent from review of the current monthly Project Schedule Update that delays to the critical path have resulted and, hence, that any Substantial Completion Date or Final Completion Date established by the Contract will not be met, or when so directed by the Owner, the Contractor shall take some or all of the following actions at no additional cost to the Owner:

- A. Increase construction manpower in such quantities and crafts as will substantially eliminate the backlog of Work;
- B. Increase the number of working hours per shift; shifts per working day, or days per week; the amount of construction equipment; the forms for concrete work or other trade specific materials or equipment; or any combination of the foregoing to substantially eliminate the backlog of Work;
- C. Reschedule activities to achieve maximum practical concurrency of accomplishment of activities, and comply with those revisions.
- D. The Contractor shall submit to the Owner's Representative for review, a written statement of the steps the Contractor intends to take to remove or arrest the delay to the Project Schedule. If the Contractor shall fail to submit a written statement of the steps it intends to take or should fail to take such steps as required by the Contract, the Owner or the Owner's Representative may direct the level-of-effort in manpower (trades), equipment, and work schedule (overtime, weekend and Holiday work, etc.) to be employed by the Contractor in order to remove or arrest the delay to the critical path in the accepted Project Schedule, and the Contractor shall promptly provide such level-of-effort at no additional cost to the Owner. In addition, should schedule delays persist, the Contractor's Surety will be asked to attend meetings to update the Project Schedule.
- E. Should it be deemed necessary, in the Owner's sole discretion, that delays or incomplete work have warranted the use of outside sources to arrest a delay or to complete incomplete work, the Owner reserves the right to back-charge the Contractor for all costs incurred by the Owner in the use of outside sources.

37. **Weather Delays:**

Unusually severe weather conditions which prevent or inhibit the Contractor's performance of the Work are referred to herein as "Inclement Weather" and are more specifically defined below. The Contract Period may be adjusted to account for Inclement Weather, but only if (i) there has been strict compliance by Contractor with all claims submission requirements and other requirements of the Contract Documents related to time extensions; (ii) the delay asserted is shown by the Contractor to be the sole cause of lengthening the longest critical path indicated on the Project Schedule in effect during the period of such alleged delay, and (iii) the following definition of "Inclement Weather" is satisfied: A. Inclement Weather is defined as the occurrence of one or more of the following conditions within a twenty-four (24) hour period that prevents Work shown on the Construction Schedule as planned for performance at that time which is directly affected by such weather conditions or by impact on access to the Site

- A. Precipitation (rain, snow, or ice) in excess of one-tenth inch (0.10”) liquid measure.
- B. Temperatures that do not rise above that required for the Day’s planned Work, if such temperature requirement is specified or accepted as standard industry practice.
- C. Sustained wind in excess of twenty-five (25) m.p.h.
- D. Inclement Weather may include, if appropriate, “dry-out” or “mud” days:
 - 1. Resulting from precipitation Days that occur beyond the Monthly Assumed Inclement Weather Days;
 - 2. Only if there is a hindrance to planned Work and the Contractor has taken all reasonable accommodations to avoid such hindrance; and,
 - 3. At a rate no greater than one (1) Day for each Day that has precipitation in the amount of 1.0 inch or more, liquid measure, but if there is precipitation on consecutive Days which totals 1.0 inch or more, liquid measure, only one (1) Day may be included for those consecutive Days.
- E. Monthly Assumed Inclement Weather Days also are herein referred to as the Standard Baseline. The Standard Baseline for purposes of factoring the Monthly Assumed Inclement Weather Days into the Project Schedule is four calendar days per month. Standard Baseline Inclement Weather is included in the Work, is to be included in the Project Schedule, and shall not form any basis for an extension of Contract Time. The Standard Baseline is not cumulative. Any portion of the Standard Baseline not applied to an Inclement Weather delay approved by APS in any month shall not be carried forward to any subsequent month.
- F. As a condition precedent to consideration of or entitlement to any Inclement Weather time extension, the Contractor shall:
 - 1. Notify the Owner’s APS Project Manager and the Procurement Agent in writing of the occurrence of Inclement Weather within forty-eight hours after the onset of such Inclement Weather. Such notice shall identify itself as a notice of claim for Inclement Weather delay, shall describe in reasonable detail the type of Inclement Weather encountered by the Contractor and the activities on the longest critical path on the Project Schedule thereby interfered with or interrupted, and shall estimate the duration of the delay and of the extension requested.
 - 2. Submit to the Owner’s APS Project Manager a statement of the actual time extension requested in strict compliance with Section 10.3.A(2) above.
 - 3. For purposes of any claim for delay based on Inclement Weather, each Inclement Weather Day claimed shall constitute a separate occurrence and the Contractor shall comply with the foregoing claim submittal requirements for each Day of Inclement Weather claimed.4. Compliance with the foregoing conditions precedent shall not of itself establish entitlement to a time extension for Inclement Weather but failure to comply shall be a bar to any such time extension.
- G. If the basis for an extension of time for Inclement Weather is established in accordance with all claim submittal requirements, an extension of time on the basis of Inclement Weather may be granted only for the number of Inclement Weather Delay Days in excess of the Standard Baseline for the month of the occurrence.
- H. Any request for an extension of time on the basis of Inclement Weather MUST prove impact to activities on the longest critical path of the Project Schedule in effect at the time of the occurrence.

- I. Inclement Weather may support a time extension only if Inclement Weather prevents planned Work for fifty percent (50%) or more of the Contractor's scheduled work Day, longest critical path construction activities were included in the Day's schedule, and performance of that Work was directly impacted by the Inclement Weather.
- J. Should the Contractor be granted an extension of time on the basis of Inclement Weather, the Owner may or may not elect to use any of the Owner Float described in Section 10.3 in lieu of granting a time extension.

38. Uncovering of Work:

- A. If a portion of the Work is covered contrary to the Owner's request or to the requirements contained in the Contract Documents, the Contractor shall, at its own expense and upon the written request of the Owner, uncover and replace such Work without an adjustment to the Contract Time or Contract Price.
- B. If a portion of the Work has been covered which the Owner and/or Arlington County Inspector has not specifically requested to observe prior to its being covered and is, under the Contract Documents, allowed to be covered without observation of the Owner or applicable law or regulation, the Owner and/or Arlington County Inspector may request to see such Work and it shall be uncovered by the Contractor. If such Work is in accordance with the Contract Documents, costs of uncovering and replacement shall be charged to the Owner and paid to the Contractor. If such Work is not in accordance with the Contract Documents, the Contractor shall pay the costs of uncovering and replacing such Work.

39. Correction of Work:

The Contractor shall promptly correct any Work which fails to conform to the requirements of the Contract Documents (the "Rejected Work"), whether observed before or after Substantial Completion and whether or not fabricated, installed or completed. The Contractor shall bear all costs associated with the correction of any Rejected Work, including additional testing and inspections and compensation for the Owner's Representative's services and expenses made necessary thereby. Nothing contained herein shall affect the Owner's right to correct non-conforming Work pursuant to the provisions of the Contract Documents.

40. Acceptance of Defective or Non-Conforming Work:

The Owner may accept any defective or non-conforming Work; provided, however, that in such event the Purchase Order Price shall be reduced by an appropriate and equitable amount to account for such defect or nonconformity. Such adjustment shall be effected whether or not final payment has been made. Any such acceptance shall not constitute a waiver of approval of the performance requirements of the Contract Documents.

41. Force Majeure:

- A. The Contractor shall not be held responsible for failure to perform the duties and responsibilities imposed by this Contract if such failure is due to fires, riots, rebellions, natural disasters, wars, acts of terrorism, or an act of God beyond control of the Contractor, and outside and beyond the scope of the Contractor's then current, by industry standards, disaster plan, that make performance impossible or illegal, unless otherwise specified in the Contract.
- B. APS shall not be held responsible for failure to perform its duties and responsibilities imposed by the Contract if such failure is due to fires, riots, rebellions, natural disasters, wars, acts of terrorism, or an act of God beyond control of APS that make performance impossible or illegal, unless otherwise specified in the Contract. The period hereinabove specified for the completion of his Work shall be extended by such time as shall be fixed by the Owner.
- C. No such extension of time shall be deemed a waiver by the Owner of its right to terminate the Contract for abandonment or delay by the Contractor as herein provided or to relieve the Contractor from full responsibility for performance of his obligations hereunder.

42. Contractor's Insurance:

A. Overview

During the term of this Contract, The Contractor and all of their Subcontractors shall procure and maintain the **types of insurance that are referenced in section D below**. All insurance policies shall be with insurance companies that meet the following criteria:

1. Are authorized to do business under the laws of the Commonwealth of Virginia and acceptable to the APS, in its sole discretion.
2. Are rated with an AM Best rating of A- or better. APS reserves the right to require the Contractor and/or its Subcontractors to change their insurance to an insurance company that has the minimum required AM Best rating. This right can be exercised at any time the insurance requirements set forth in the Contract Documents remain applicable. If the AM Best rating of the insurance company changes to a rating under A- during the Contract Term, the Contractor and/or its Subcontractors will notify APS in writing immediately upon discovery and change the insurance immediately to an insurance company that meets or exceeds the AM Best rating of A-.
3. If APS suffers damages under the Contract and makes a claim on the named insurance company by APS, and the claim is not paid in full by the insurance company, Contractor acknowledges that it shall remain wholly liable for the full amount of the claim regardless of the solvency of the insurance company or the insurance company's willingness to pay the claim in full.
4. The Contractor and/or its Subcontractors must disclose in the Certificate of Insurance the amount of any deductible or self-insurance component applicable to all required insurance policies herein, if any. APS has the right to request additional information to determine if the Contractor and/or its Subcontractors have the financial capacity to meet their obligations under a deductible or self – insurance program. If, in its discretion, APS is not satisfied as to the Contractor and/or its Subcontractors financial capacity to meet its obligations under a proposed deductible or self – insurance program, the Contractor and/or its Subcontractors shall re-submit revised acceptable insurance coverage at the sole discretion of APS and with no obligation to do so agree to alternative approaches proposed by the Contractor and/or its Subcontractors to ensure protection for APS.

B. Certificates of Insurance & Additional Insured Status:

1. Contractor

The Contractor is required to provide a Certificate of Insurance that names Arlington County School Board, including elected and appointed officials, agents, and employees as additional insureds by endorsement for all insurance policies except Workers Compensation, Professional Liability, and Cyber Liability coverage.

2. Subcontractors

- All Subcontractors will provide the Contractor with Certificates of Insurance for the policies that are required under this Contractor. All Certificates of Insurance should by endorsement name Arlington County School Board, including elected and appointed officials, agents, and employees as additional insureds for all contracts of insurance except Workers Compensation & Professional Liability.
- All Subcontractors shall provide the Contractor with a certificate of insurance that will serve as proof of insurance for their Cyber Liability coverage, but APS will not need to be added as an additional insured.
- The Contractor will maintain all certificates of insurance for their subcontractors.

- The Contractor will provide APS with its Subcontractors certificates of insurance at any time upon request.

C. Termination & or Augmentation of Insurance Policies:

1. All required insurance policies must be endorsed through a Certificate of Insurance to provide that the insurance company shall give **forty-five (45) days written notice** to the Owner if the policies are to be terminated or if any changes are made during the life of the Contract which will affect in any way the insurance requirements set forth herein. Before commencing Work, the Contractor shall provide APS with a Certificate of Insurance referencing each policy which it and each of its Subcontractors shall carry in accordance herewith, together with receipted bills evidencing proof of premium payment. Contractors and or their Subcontractors terminating or augmenting any insurance policy without giving APS forty-five (45) days' notice will be in direct violation of the terms and conditions of the Contract.
2. If insurance coverage is allowed to lapse and a loss occurs, the Contractors and or their Subcontractors will still be required to indemnify and hold APS harmless for all losses sustained. Regardless of whether insurance is present or not.

D. Insurance Required by The Contract:

Casualty Insurance:

1. Commercial General Liability occurrence-based insurance:

Commercial General Liability occurrence-based insurance shall be in place until APS confirms the Contract has expired. Such insurance shall cover claims for bodily injury, property damage and personal injury arising out of operations under the Contract, whether such actions are performed by the Contractor or by any Subcontractor or by anyone directly or indirectly employed by either of them. For work that specifically deals with purchase, construction and or maintenance of physical property the insurance coverage for contractors and subcontractors shall also include coverage for explosions, collapse, underground utilities and completed products and operations. Coverage afforded under this policy shall be primary to all other insurance with respect to Arlington County School Board including its elected and appointed officials, agents, and employees.

2. Sexual Abuse and Molestation (SAM) occurrence-based insurance:

Sexual Abuse and Molestation (SAM) Coverage must be included if the Contractor and or their Subcontractors are working around students where a 1 on 1 situation is possible.

In addition to providing this coverage the Contractor and or their Subcontractors will run both criminal background checks and sex offender checks on all employees that are interacting with APS students (Upon award and every 2 years afterward) as well as require their employees to receive training upon award and annually on the prevention of abuse and molestation. Criminal background checks should go back at least 5 years. The Contractor and or their Subcontractors further agrees to keep all training records, background and sex offender checks on file and to provide APS with copies whenever APS requests them.

Lastly, the Contractor and or their Subcontractors agrees to abide by the 2-person rule at all times when working with students. If there are times when the 2-person rule cannot be followed APS should be notified immediately and the activity will be evaluated by APS, the Contractor and or their Subcontractors.

Type of Insurance	Limit Per Occurrence	Aggregate Limit
Commercial General Liability	\$3,000,000	\$6,000,000
Sexual Abuse and Molestation (SAM) Coverage	\$1,000,000	\$2,000,000

3. Subcontractor’s Commercial General Liability Insurance:

The Contractor shall require each of its Subcontractors to procure and maintain during the life of its subcontract, subcontractor’s Commercial General Liability Insurance in amounts satisfactory to the Contractor.

Type of Insurance	Limit Per Occurrence	Aggregate Limit
Subcontractors Commercial General Liability	\$3,000,000	\$6,000,000

4. Worker's Compensation and Employer's Liability Insurance:

Worker’s Compensation and Employer’s Liability Insurance is mandatory for the Contractor's employees engaged in the Work under this Contract, in accordance with the laws of the Commonwealth of Virginia. The Contractor shall require each of its Subcontractors to provide Worker's Compensation and Employer's Liability Insurance for all the Subcontractor’s employees engaged on such subcontracts. If any class of employees engaged in work under the Contract is not protected under the Worker's Compensation laws in Virginia, the Contractor shall provide similar protection for these employees in amounts not less than the legal requirements.

Type of Insurance	Limit Per Occurrence	Aggregate Limit
Worker’s Compensation	Statutory Limit	Statutory Limit
Employer’s Liability	\$1,000,000	\$1,000,000

5. Commercial Automobile Liability Insurance:

Commercial Automobile Liability insurance, including coverage for owned, non-owned and hired vehicles shall be in place for the Contractor and all of its Subcontractors.

Type of Insurance	Limit Per Occurrence	Aggregate Limit
Commercial Automobile Liability	\$2,000,000	\$4,000,000

6. Cyber Liability Insurance:

Cyber insurance which shall be in place for all contractors and subcontractors. All cyber insurance policies shall have Arlington County School Board, including elected and appointed officials, agents, and employees as an additional named insured.

Type of Insurance	Per Project Limit Per Occurrence	Per Project Aggregate Limit
Cyber Liability	\$2,000,000	\$2,000,000

E. Receipt of Certificates of Insurance:

Proof of satisfaction, of insurance for each type of coverage listed herein shall be provided to APS **within ten (10) days** of the Contractor's receipt of the Notice to Proceed and no work, shall proceed unless all such insurance is in effect. The Contractor shall not allow any Subcontractor to commence work on its subcontract until all insurance required of the Subcontractor has been obtained and approved by the Contractor and found to be in accordance with the requirements set forth herein.

F. Use of Excess / Umbrella Liability Insurance:

The use of Excess / Umbrella Liability insurance is permitted. If Excess / Umbrella insurance is used the policy must be endorsed to show that the lines that the policy is bolstering are covered under the policy. All Excess / Umbrella Liability insurance coverage is subject to review by APS' Risk Manager and its use can be denied based on that review.

G. Consideration of Claims Made Insurance Coverage:

APS will consider claims made insurance coverage on a case-by-case basis **APS reserves the right to accept or deny the use of Claims Made Insurance coverage at any time.**

If the liability insurance purchased by the Contractor has been issued on a "claims made" basis, the Consultant must comply with the following additional conditions. The limits of liability and the extensions to be included as described previously in these provisions, remain the same. The Contractor must either:

1. Agree to provide certificates of insurance evidencing the above coverages for a period of two (2) years after final payment for the Contract for General Liability policies five (5) years for Professional Liability & Cyber policies. This certificate shall evidence a "retroactive date" no later than the beginning of the Consultant's work under this Contract.

or

2. Purchase the extended reporting period endorsement for the policy or policies in force during the term of this Contract and evidence the purchase of this extended reporting period endorsement by means of a certificate of insurance or a copy of the endorsement itself.

If claims made insurance is utilized by the Contractor and or their Subcontractors and a claim occurs that relates back to the Contractor's services. The Contractor and or their Subcontractors will indemnify and hold APS harmless of all losses regardless of whether they have insurance coverage in place or not.

H. Contract Identification:

All certificates of insurance shall state the Contract number and title.

43. Default and Termination:

A. Contractor's Default

1. The following shall constitute Event of Default by Contractor:
 - a. If the Contractor fails to begin the Work when required to do so; or

- b. If, at any time during the progress of the Work, the Owner determines that the Contractor is not prosecuting the Work with reasonable speed and diligence, or is delaying the Work unreasonably or unnecessarily; or
 - c. If the force of workmen or the quality or quantity of material furnished is not sufficient to ensure completion of the Work within the specified time and in accordance with the Contract Documents; or
 - d. If the Contractor fails to make prompt payments to suppliers or to Subcontractors for Work performed in connection with the Contract; or
 - e. If the Contractor fails in any manner of substance to observe the provisions of this Contract.
2. Upon the occurrence of an Event of Default by Contractor, the Owner may declare the Contractor in default, in whole or in part, and give to the Contractor three (3) Days written Notice to cure such default. If Contractor fails to cure such default within such three (3) day period, or within such longer time as the Owner, in its sole discretion, may prescribe, the Owner shall have the right to do any one or more of the following in any combination:
- a. Have the defaulted Work performed by others and charge the Contractor the cost thereof, plus an administrative fee of ten percent (10%) to cover all associated costs of administration and overhead;
 - b. Supplement Contractor's workforce and charge the Contractor the cost thereof, plus an administrative fee of ten percent (10%) to cover all associated costs of administration and overhead;
 - c. Repair or replace any defective Work and charge the Contractor the cost thereof, plus an administrative fee of ten percent (10%) to cover all associated costs of administration and overhead;
 - d. Withhold payments due the Contractor and use such payments to satisfy any claims for moneys owed by the Contractor in connection with the Contract, in accordance with any provisions of the Contract Documents;
 - e. Terminate the Contractor's performance of the Contract in whole or in part.
3. Without prejudice to any other rights or remedies the Owner may have, the Owner shall have the right to terminate the Contract immediately upon written notice to the Contractor or, in the Owner's sole discretion, exercise any other rights available to it for default, upon the occurrence of any of the following:
- a. Institution of legal proceedings by others than the Owner in such manner as to interfere with the progress of the Work and to potentially subject the Owner to the peril of litigation or outside claims; or
 - b. Adjudication of the Contractor as a bankrupt or an assignment for the benefit of creditors by Contractor, the dissolution of the Contractor, or if a sole proprietorship the death or determination of incompetence of the Contractor; or
 - c. Entry of an order in any proceeding instituted by or against the Contractor granting an extension of the time of payment, composition, adjustment, modification, settlement or

satisfaction of its debts or liabilities; or

- d. Appointment of a receiver or trustee for the Contractor or the Contractor's property; or
 - e. Assignment of the Contract or any part thereof without the prior written consent of the Owner; or
 - f. Assignment by the Contractor of any rights, moneys, or claims hereunder in whole or in part, otherwise than as herein specified; or
 - g. Abandonment of the Work to be done under this Contract.
4. Immediately, but no later than three (3) days after receipt of Notice that it is in default hereunder, the Contractor shall discontinue all further operations in connection with the Work, or such specified part thereof, and shall immediately vacate the Project Site, or such specified part thereof, leaving untouched all plant, materials, equipment, tools, supplies and job site records.
 5. In the event the Owner declares the Contractor in default in accordance with the provisions of the Contract Documents with respect to a portion of the Work but not the Work as a whole, the Contractor shall discontinue such portion of the Work declared in default, shall continue performing the remainder of the Work in strict conformity with the terms of the Contract and shall not hinder or interfere with any other Contractor or persons whom the Owner may engage to complete the Work for which the Contractor was declared in default. The expense of such completion, plus an administrative fee of ten percent (10%) to cover overhead and administrative costs, shall be paid by the Contractor to the Owner as provided in the Contract Documents.
 6. In the event the Owner terminates the Contract for default and it subsequently is determined by any means that the termination was without sufficient justification, the termination shall be deemed to have been a termination for convenience and the Contractor's damages shall be limited to the provisions of Section 37.C. Termination for Convenience.
- B. Termination for Failure of Funding: All funds for payments by APS under this Contract are subject to the availability of an annual appropriation for this purpose by the Arlington County School Board. In the event of non-appropriation of funds for the Goods or Services provided under this Contract, APS will terminate this Contract, without termination charge or other liability to APS, on the last day of the then current fiscal year or when the appropriation made for the current year for the Services covered by this Contract is spent, whichever event occurs first. If funds are not appropriated at any time for the continuation of this Contract, cancellation will be accepted by the Contractor. APS will exert reasonable effort to give thirty (30) Days prior written notice, but failure to give such Notice shall be of no effect and APS shall not be obligated under this Contract beyond the date of termination.
- C. Termination for Convenience: Notwithstanding any other rights of the Owner to terminate this Contract, the Owner shall have the right to terminate this Contract, in whole or in part, at its own convenience for any reason by giving seven (7) days prior written notice of termination to the Contractor. In such event, the Contractor shall be paid an amount equal to the lesser of: (1) the actual cost of any Work actually performed or in place and the actual cost of any labor, equipment or materials ordered in good faith which could not be canceled, less the salvage value thereof, plus 10%. Each subcontract shall contain a similar termination provision for the benefit of the Contractor and the Owner. The Contractor shall not be entitled to receive anticipated profits on unperformed portions of the Work. The Owner shall have the right to employ an independent accounting firm to verify any amounts claimed by the Contractor to be due under this Section. In the event a termination by the Owner for default, in whole or in part, subsequently is determined to have been without sufficient justification, such termination shall be deemed a termination for convenience and

the Contractor's remedies shall be limited as provided in this Section.

44. Hazardous Substances:

- A. No materials or equipment containing asbestos, or any other hazardous material recognized and identified by the State of Virginia Department of Environmental Quality shall be utilized in the construction of the Project. In the event a substitute product is needed, and time does not allow for the mandated submittal process, the Contractor shall confirm these materials do not contain asbestos or any other hazardous material as noted above in writing to the Owner or Owner's Representative and will provide the MSDS sheets to the Owner and Owner's Representative prior to being allowed to install the product on the Project.
- B. In the event the Contractor encounters unforeseen hazardous substances in the performance of the Work, such as but not limited to asbestos or lead paint, the Contractor shall immediately suspend Work with the exception of such actions as may be necessary to secure the Site for purposes of public safety, immediately Notify the Owner, and take no further action until receiving written direction from the Owner.

45. Conflict of Interest:

This Contract incorporates by reference Article 9 of the Arlington Public Schools Procurement Resolution as well as all state and federal laws relating to ethics, conflict of interest, or bribery, including but not limited to Va. Code Ann. § 2.2-4367 through § 2.2-4377, Ethics in Public Contracting; the State and Local Government Conflict of Interests Act (§ 2.23100, et seq.), the Virginia Governmental Frauds Act (§ 18.2-498.1 et seq.), and Articles 2 (§ 18.2-438, et seq.), and 3 (§ 18.2-446, et seq.) of Chapter 10 of Title 18.2.

46. Immigration Reform and Control Act of 1986:

The Contractor certifies that it does not and will not during the performance of the Contract employ illegal alien workers or otherwise violate the provisions of the Federal Immigration Reform and Control Act of 1986.

47. Employment Discrimination by Contractor Prohibited:

During the performance of this Contract the Contractor agrees as follows

- A. The Contractor will not discriminate against any employee or applicant for employment because of race, religion, color, sex, national origin, age, disability, sexual orientation or other basis prohibited by state law relating to discrimination in employment, except where there is a bona fide occupational qualification reasonably necessary to the normal operation of the Contractor. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices setting forth the provisions of this non-discrimination clause.
- B. The Contractor, in all solicitations or advertisements for employees placed by or on behalf of the Contractor, will state that such Contractor is an Equal Opportunity Employer.
- C. Notices, advertisements, and solicitations placed in accordance with federal law, rule or regulation shall be deemed sufficient for the purpose of meeting the requirements of this Section.
- D. The Contractor will include the provisions of the foregoing Sections A, B, and C in every Subcontract of over \$10,000.00, so that the provisions will be binding upon each Subcontractor or Contractor.
- E. Nothing contained in this provision shall be deemed to require the Contractor to grant preferential treatment to, or discriminate against, any individual or any group because of race, color, religion, sex, age, sexual orientation or national origin on account of an imbalance which may exist with respect to the total number or percentage of persons of any race, color, religion, sex, age, sexual orientation or national origin employed by such Contractor in comparison with the total number or percentage of persons of such race, color, religion, sex age or sexual orientation or national origin in any community or in the state.

48. Assurances of Compliance:

The Contractor shall comply with Section 504 of the Rehabilitation Act of 1973, as amended and Title VI of the Civil Rights Act.

49. Small, Minority, Women Owned and Service Disabled Veterans Business Enterprises and Employment Services Organizations:

- A. The Arlington County Human Rights Ordinance, the Virginia Public Procurement Act, and relevant Federal and State Laws, orders and regulations, require Arlington Public Schools to ensure that its procurement practices are non-discriminatory and promote equality of opportunity for Small and Minority Business Enterprises.
- B. In seeking Subcontractors, suppliers and Contractors necessary to perform the Work, the Contractor shall encourage the participation of small businesses, women-owned businesses, minority-owned businesses, service disabled veteran-owned businesses, and employment services organizations as follows:
 - 1. At a minimum, for any portion of the Work the Contractor is not going to perform with its own forces, the Contractor shall contact the Commonwealth of Virginia Department of Minority Business Enterprise to obtain a list of certified businesses in these categories available to perform such work or provide such materials or equipment. The Contractor shall directly solicit bids from at least one certified business in each category to perform such work or provide such materials or equipment, but shall not be obligated to give any preference to any such business in the award of Subcontracts or materials/equipment supply Subcontracts.
 - 2. Identification and direct solicitation of other such businesses by other means is strongly encouraged.
 - 3. Dividing total requirements, when economically feasible, into smaller tasks or quantities to permit maximum participation by such businesses.
 - 4. Establishing delivery schedules, where the requirements of the Contract permit, which encourage participation of such businesses.
- C. As used in this Section:
 - 1. “Minority individual” means an individual who is a citizen of the United States or a legal resident alien and who satisfies one or more of the following definitions:
 - a. “African American” means a person having origins in any of the original peoples of Africa and who is regarded as such by the community of which this person claims to be a part.
 - b. “Asian American” means a person having origins in any of the original peoples of the far East, Southeast Asia, the Indian subcontinent, or the Pacific Islands, including but not limited to Japan, China, Vietnam, Samoa, Laos, Cambodia, Taiwan, Northern Mariana Islands, the Philippines, a U.S. territory of the Pacific, India, Pakistan, Bangladesh or Sri Lanka and who is regarded as such by the community of which this person claims to be a part.
 - c. “Hispanic American” means a person having origins in any of the Spanish speaking peoples of Mexico, South or Central America, or the Caribbean Islands or other Spanish or Portuguese cultures and who is regarded as such by the community of which this person claims to be a part.
 - d. “Native American” means a person having origins in any of the original peoples of North

America and who is regarded as such by the community of which this person claims to be a part or who is recognized by a tribal organization.

2. “Employment Service Organization” means an organization that provides community-based employment services to individuals with disabilities that is an approved Commission on Accreditation of Rehabilitation Facilities (CARF) accredited Contractor of the Department for Aging and Rehabilitative Services.
3. “Minority-owned business” means a business that is at least 51 percent owned by one or more minority individuals who are United States citizens or legal resident aliens, or in the case of a corporation, partnership, or limited liability company or other entity, at least 51 percent of the equity ownership interest in the corporation, partnership, or limited liability company or other entity is owned by one or more minority individuals who are United States citizens or legal resident aliens, and both the management and daily business operations are controlled by one or more minority individuals.
4. “Service disabled veteran” means a veteran who (i) served on active duty in the United States military ground, naval or air service, (ii) was discharged or released under conditions other than dishonorable, and (iii) has a service-connected disability rating fixed by the United States Department of Veterans Affairs.
5. “Service disabled veteran-owned business” means a business that is at least 51 percent owned by one or more service disabled veterans or, in the case of a corporation, partnership, or limited liability company or other entity, at least 51 percent of the equity ownership interest in the corporation, partnership, or limited liability company or other entity is owned by one or more individuals who are service disabled veterans and both the management and daily business operations are controlled by one or more individuals who are service disabled veterans.
6. “Small business” means a business, independently owned and controlled by one or more individuals who are United States citizens or legal resident aliens, and together with affiliates has 250 or fewer employees, or annual gross receipts of \$10,000,000 or less averaged over the previous three years. One or more of the individual owners shall control both the management and daily business operations of the small business.
7. “Women-owned business” means a business that is at least 51 percent owned by one or more women who are United States citizens or legal resident aliens, or in the case of a corporation, partnership, or limited liability company or other entity, at least 51 percent of the equity ownership interest in the corporation, partnership, or limited liability company or other entity is owned by one or more women who are United States citizens or legal resident aliens, and both the management and daily business operations are controlled by one or more women.

50. HIPAA Compliance:

Contractor shall be responsible for determining the applicability of, and shall comply with as applicable, all legislative and regulatory requirements of privacy, security and electronic transaction components of the Health Insurance Portability and Accountability Act of 1996 (HIPAA).

51. Governing Law:

The Contract Documents shall be governed by and construed in accordance with the laws of the Commonwealth of Virginia, without reference to conflict of laws principles, and the jurisdiction, forum, and venue for any litigation with respect thereto shall be in the Circuit Court for Arlington County, Virginia, and in no other court. In performing the Work under this Contract, the Contractor shall comply with applicable federal, state, and local laws, ordinances and regulations.

52. Successors, Assigns and Legal Representatives:

This Agreement shall not be assigned, sublet or transferred, in whole or in part, by operation of law or otherwise, by either of the parties hereto except with the prior written consent of the other or as otherwise provided in the Contract Documents. Owner shall be under no obligation to agree to any requested assignment, sublet or transfer. Owner will not consent to any requested assignment, sublet or transfer to any entity who was an unsuccessful Bidder, who was deemed not to be qualified, or who was or is deemed not to be responsible. Unless specifically stated to the contrary in any written consent to an assignment, no assignment shall operate to release or discharge the assignor from any duty or responsibility under this Agreement.

53. Non-Endorsement Clause for Contracts & Agreements:

Arlington Public Schools may be identified as a “Participant” in the Goods or Services with the following statement added, “This shall not constitute an endorsement of any products or Services”. For further information, please contact the Arlington Public Schools School and Community Relations office.

54. Advertising and Use of Proprietary Marks or Logos:

Contractor shall not use the name of Arlington Public Schools (APS) or refer to APS, directly or indirectly, in any press release or formal advertisement without receiving prior written consent of APS. In no event may Contractor use a proprietary mark of APS without receiving the prior written consent of APS.

55. Student Data Usage and Privacy Agreement: Intentionally Deleted

56. Confidential Information:

The Contractor, and its employees, agents, and Subcontractors, hereby agree to hold as confidential all APS information obtained as a result of its Work under this Contract. Confidential information includes, but is not limited to, nonpublic personal information, personally identifiable health information, social security numbers, addresses, dates of birth, other contact information or medical information about a person, information pertaining to products, operations, systems, customers, prospective customers, techniques, intentions, processes, plans, expertise and any information entrusted to any affiliate of the parties. The Contractor shall take reasonable measures to ensure that all of its employees, agents, and Subcontractors are informed of, and abide by, this requirement.

57. APS Employees:

No employee of APS shall be admitted to any share in any part of this Contract or to any benefit that may arise therefrom which is not available to the general public.

58. Survival of Terms:

Any provision of this Contract which by its terms or as necessary to carry out its purpose or intent is intended to survive the expiration or termination of this Contract shall so survive. The specific statement of survival in any provision shall not affect the survivable nature of any other provision.

59. Arbitration:

It is expressly agreed that nothing under the Contract shall be subject to arbitration, and that any references to arbitration are expressly deleted from the Contract.

60. ADA Compliance:

Compliance with the Americans with Disabilities Act of 1990 (“ADA”) shall be the sole responsibility of the Contractor. The Contractor shall defend and hold APS harmless from any expense or liability arising from the Contractor’s non-compliance therewith. The Contractor’s responsibilities related to ADA compliance shall include, but not be limited to, the following:

- A. Access to Programs, Services and/or Facilities: The Contractor shall ensure its programs; Services and facilities are accessible to persons with disabilities. If a particular facility or program is not accessible, the

Contractor shall provide equivalent Services in an accessible alternate location or manner to ensure that persons with disabilities are not denied access to Services.

- B. **Effective Communication:** The Contractor, upon request, shall provide appropriate aids and Services leading to effective communication for qualified persons with disabilities so they can participate equally in the Contractor's programs, Services, and activities, including qualified sign language interpreters, documents in Braille, and other ways of making information and communications accessible to people who have speech, hearing, or vision impairments, as required by the ADA.
- C. **Modifications to Policies and Procedures:** The Contractor shall make the necessary modifications to its policies and procedures to ensure that people with disabilities have an equal opportunity to enjoy the Contractor's programs, Services, and activities, as may be required by the ADA. For example, individuals with service animals are welcomed in the Contractor's offices or facilities, even where pets are generally prohibited.
- D. The Contractor shall not place a surcharge on a person with a disability or any group of individuals with disabilities to cover the cost of providing auxiliary aids/Services or reasonable modifications of policy.
- E. **Employment:** The Contractor shall not discriminate on the basis of disability in its hiring or employment practices.
- F. Responding to inquiries from the U.S. Department of Labor.

61. Intellectual Property Indemnification:*

- A. The Contractor warrants and guarantees that no intellectual property rights (including, but not limited to, copyright, patent, mask rights and trademark) of third parties are infringed or in any manner involved in or related to the Services provided hereunder.
- B. The Contractor further covenants for itself, its employees, and Subcontractors to save, defend, hold harmless, and indemnify APS, and all of its officers, officials, departments, agencies, agents, and employees from and against any and all claims, losses, damages, injuries, fines, penalties, costs (including court costs and attorney's fees), charges, liability, or exposure, however caused, for or on account of any trademark, copyright, patented or unpatented invention, process, or article manufactured or used in the performance of this Contract, including its use by APS. If the Contractor, or any of its employees or subcontractors, uses any design, device, work, or materials covered by letters patent or copyright, it is mutually agreed and understood, without exception, that the Contract Amount includes all royalties, licensing fees, and any other costs arising from the use of such design, device, work, or materials in any way involved with the Work. This duty to save, defend, hold harmless and indemnify shall survive the termination of this Contract. If, after Notice by APS, the Contractor fails or refuses to fulfill its obligations contained in this Section, the Contractor shall be liable for and reimburse APS for any and all expenses, including but not limited to, reasonable attorney's fees incurred and any settlements or payments made. The Contractor shall pay such expenses upon demand by APS and failure to do so may result in such amounts being withheld from any amounts due to Contractor under this Contract.

62. Antitrust:

By entering into this Contract, the Contractor conveys, sells, assigns and transfers to APS all rights, title, and interest in and to all causes of action the Contractor may now have or hereafter acquire under the antitrust laws of the United States or the Commonwealth of Virginia, relating to the Goods or Services purchased or acquired by APS under this Contract.

63. Report Standards:

Reports or written material prepared by the Contractor in response to the requirements of this Contract or request of the Project Officer shall, unless otherwise provided for in the Contract, meet standards of professional writing established for the type of report or written material provided, shall be thoroughly researched for accuracy of content, shall be grammatically correct and not contain spelling errors, shall be submitted in a format approved in advance by the Project Officer, and shall be submitted for advance review and comment by the Project Officer. The cost of correcting grammatical errors, correcting report data, or other revisions required to bring the report or written material into compliance with these requirements shall be borne by the Contractor.

When submitting documents to APS, The Contractor shall comply with the following guidelines:

All submittals and copies shall be printed on at least thirty percent (30%) recycled-content and/or tree-free paper;

All submittals must be in the required tabular format in a binder.

Report covers / binders shall be recyclable, made from recycled materials, and/or easily removable to allow for recycling of report pages (reports with glued bindings that meet all other requirements are acceptable);

The use of plastic covers or dividers should be avoided; and

Unnecessary attachments or documents not specifically asked for should not be submitted, and superfluous use of paper should be avoided.

64. Arlington Public Schools Procurement Resolution and Policies: *

The Procurement Director/ Procurement Agent has no power to change or waive any provision or requirement of the Procurement Resolution, any policies or regulations of the Arlington County School Board, or any applicable provisions of Arlington County ordinances or regulations, all of which are incorporated herein.

65. No Waiver of Sovereign Immunity: *

Notwithstanding any other provision of this Contract, nothing in this Contract or any action taken by APS pursuant to this Contract shall constitute or be construed as a waiver of either the sovereign or governmental immunity of APS. The parties intend for this provision to be read as broadly as possible.

66. Headings:

The section headings in this Contract are inserted only for convenience and are not to be construed as part of this Contract or a limitation on the scope of the particular section to which the heading refers.

67. Accessibility of Web Site: *

If any work performed under this Contract results in design, development, maintenance or responsibility for content and/or format of any APS websites, or APS' presence on other party websites, the Contractor shall perform such work in compliance with the requirements set forth in the U.S. Department of Justice document entitled "Accessibility of State and Local Government Websites to People with Disabilities." The document is located at: <http://www.ada.gov/websites2.htm>.

68. Entire Agreement:

The Contract Documents constitute the entire agreement between the parties pertaining to the Work and supersedes all prior and contemporaneous agreements, statements and understandings of the parties in connection therewith.

End of Terms and Conditions

Contractor Certification Regarding Criminal Convictions



Appendix 1
Contractor Certification
Regarding Criminal Convictions

The completed form from the Bidder is a condition precedent to the award of the Contract.

As the official authorized to enter into this Contract on behalf of my organization, I certify that the Contractor, its employees, its sub-Contractor(s) and their employees, who will have direct contact with students either on or off school property either during regular school hours or during school-sponsored activities during the performance of this Contract, has not been convicted of:

1. A felony or of any offense involving the sexual molestation, physical or sexual abuse, or rape of a child;
2. Rape, forcible sodomy or object sexual penetration, where the offender was more than three years older than the victim, as set forth in Va. Code Ann. § 18.2-370.4, and
3. A sexually violent offense, as set forth in Va. Code Ann. § 18.2-370.5.

I understand that a materially false statement regarding this certification is a Class 1 misdemeanor, and that conviction of such misdemeanor shall result in the revocation of the Contract with Arlington Public Schools and of any related license that I may hold. I declare under penalty of perjury that the foregoing statements are true and correct.

Richard Lambird

Name of Bidder

Richard Lambird

Signature

10295 Newport Church Rd Charlotte Hall, MD 20622

Address of Bidder

Richard Lambird Business Development

Name and Title (please type or print)

240.876.5560

Telephone

3/5/24

Date

End of Contractor Certification Regarding Criminal Convictions

Sample Purchase Order



Standard Purchase Order Arlington Public Schools

PROCUREMENT OFFICE
2110 Washington Blvd
Arlington, Virginia 22204
Telephone: (703) 228-6123

ACCOUNTS PAYABLE
2110 Washington Blvd
Arlington, Virginia 22204
Telephone: (703) 228-6121
Email: aps.payables@apsva.us

Please note that our billing address has changed.

Unless otherwise instructed, please email invoices to: aps.payables@apsva.us.

Purchase Order	1234567
Purchase Order Date	01-02-3456
Change Order Number	0
Change Order Date	
Procurement Specialist/Phone	Procurement Specialist
Requisitioner/Ph#/Email	Requestor
FEIN	54-6001128
Website:	https://www.apsva.us/procurement-office/

SUPPLIER: ABC INC
1234 ABC ST
XYZ VA 5678

This PURCHASE ORDER NUMBER shown above must appear on all invoices, packing slips & related correspondence. For questions regarding the order, contact the REQUISITIONER shown above.

Ship To: Arlington Public Schools
Finance
2110 Washington Blvd
Arlington, VA 22204

Payment Terms	Freight Terms	FOB
NET 30	Prepaid	Destination

Line	Vendor Part	Item Description	Due Date	Quantity	UOM	Unit Price	Amount
1		Sample Purchase Order	01-02-3456	1	XYZ	\$123.00	\$123.00

The Purchase Order Terms and Conditions found on the Arlington Public Schools Procurement Office Website, at the link provided below, are incorporated in, and become part of, this contract. It is the responsibility of the Vendor to carefully read and understand the Purchase Order Terms and Conditions.

For current APS Purchase Order Terms and Conditions, please refer to:

<https://www.apsva.us/procurement-office/procurement-regulations/>

IMPORTANT: There have been incidents of scammers pretending to be school representatives and ordering thousands of dollars of goods. Purchases by APS are authorized only if an APS Purchase Order is issued in advance of the transaction, indicating that the ordering agency has sufficient funds available to pay for the purchase. Vendors providing goods or services without a signed APS Purchase Order, do so at their own risk.

Authorized by:

David J. Webb, C.P.M.
Director of Procurement

Purchase Order Total: \$123.00

End of Sample Purchase Order



Sample Job Authorization Form

All Work to be Performed in Accordance with the Terms and Conditions of:

Contract No.: 46FY24 Contractor: _____

Contract Administrator: Steven Bernheisel Total Cost Not to Exceed:\$ _____

Task: _____

Description of Work

Contract Administrator's Designee: _____ Phone Number: _____

Job No.: _____ Date of Issuance to the Contractor: _____

Location: _____

Requirements: _____

Description	Regular Hours	Labor Rate	Overtime Hours	OT Rate	Emergency Hours	Rate Cost
Journeyman Mechanic	\$ _____/hr	_____	\$ _____/hr	_____	\$ _____/hr	_____
Apprentice Helper	\$ _____/hr	_____	\$ _____/hr	_____	\$ _____/hr	_____
Project Total Labor Cost				\$	_____	
Project Total Labor Cost				\$	_____	

Estimated Equipment Cost \$ _____ Estimated Material Cost \$ _____

Completion in Days after receipt of Purchase Order: _____

Special Problems or Potential Delays: _____

Actual Cost (Labor) \$ _____ Actual Cost (Material & Equip) \$ _____

Attach Documentation

 APS Contract Administrator's Signature Date Contractor's Signature

End of Sample Job Authorization Form

Certificate(s) of Insurance

Equipment Location and Inventory

Item No.	School	Address	City, State, ZIP	Type of Equipment	Brand
1	Arlington Science Focus Elementary	1501 North Lincoln Street	Arlington VA. 22201	Passenger	SCHINDLER
2	Escuela Key Elementary	855 North Edison Street	Arlington VA. 22205	Passenger	DOVER
3	Ashlawn Elementary	5950 North 8 th Road	Arlington VA. 22205	Hydraulic	THYSSEN KRUPP
4	Barcroft Elementary	625 South Wakefield Street	Arlington VA. 22204	Passenger	MONTGOMERY
5	Barrett Elementary	4401 North Henderson Street	Arlington VA. 22204	Passenger #1	MONTGOMERY
6	Barrett Elementary	4401 North Henderson Street	Arlington VA. 22204	Passenger #2	MONTGOMERY
7	Career Center	816 South Walter Reed Drive	Arlington VA. 22204	Passenger	HORNER
8	Carlin Springs Elementary	5995 South 5 th Road	Arlington VA. 22204	Passenger	DOVER
9	Claremont Elementary	4700 S. Chesterfield Road	Arlington VA. 22206	Passenger	DOVER
10	Discovery Elementary	5241 36 th Street North	Arlington VA. 22207	Traction	OTIS
11	Dorothy Hamm Middle School	4100 Vacation Ln	Arlington VA, 22207	Passenger #1	CEMCOLIFT INC
12	Dorothy Hamm Middle School	4100 Vacation Ln	Arlington VA, 22207	Passenger #2	CEMCOLIFT INC
13	Drew Elementary	3500 South 23 rd Street	Arlington VA. 22206	Passenger	KONE
14	Education Center	1426 North Quincy Street	Arlington VA. 22207	Passenger #1	ESCO (MELCO)
15	Education Center	1426 North Quincy Street	Arlington VA. 22207	Passenger #2	ESCO (MELCO)
16	Glebe Elementary	1770 North Glebe Road	Arlington VA. 22207	Passenger	DOVER
17	Gunston Middle School	2700 South Lang Street	Arlington VA. 22206	Passenger	DOVER
18	HB Woodlawn/Stratford H.S.	4100 Vacation Lane	Arlington VA. 22207	(North) Passenger #1	CEMCOLIFT INC
19	HB Woodlawn/Stratford H.S.	4100 Vacation Lane	Arlington VA. 22207	(South) Passenger #2	CEMCOLIFT INC
20	Hoffman-Boston Elementary	1415 South Queen Street	Arlington VA. 22204	Passenger #1	DOVER
21	Hoffman-Boston Elementary	1415 South Queen Street	Arlington VA. 22204	Passenger #2	DOVER
22	Jefferson Middle School	125 S. Old Glebe Road	Arlington VA. 22204	Passenger #1	DOVER
23	Jefferson Middle School	125 S. Old Glebe Road	Arlington VA. 22204	Passenger #2	DOVER
24	Kenmore Middle School	200 Carlin Springs Road	Arlington VA. 22205	Passenger	THYSSEN KRUPP

25	Key Elementary	2300 Key Boulevard	Arlington VA. 22201	Passenger	DOVER (DMC)
26	Langston Continuing Education	2121 North Culpepper Street	Arlington VA. 22207	Passenger	SCHINDLER
27	Long Branch Elementary	33 North Fillmore Street	Arlington VA. 22201	Passenger	DOVER
28	Arlington Traditional School	1030 North McKinley Road	Arlington VA. 22205	Passenger	OTIS
29	Arlington Traditional School	1030 North McKinley Road	Arlington VA. 22205	Traction	SCHINDLER
30	Nottingham Elementary	5900 North Little Falls Road	Arlington VA. 22207	Passenger	SCHINDLER
31	Oakridge Elementary	1414 South 24 th Street	Arlington VA. 22201	Passenger	DOVER
32	Randolph Elementary	1306 South Quincy Street	Arlington VA. 22204	Passenger	DOVER
33	Cardinal Elementary	1644 N. McKinley Road # 2	Arlington VA. 22205	Passenger	SCHINDLER
34	Cardinal Elementary	1644 N. McKinley Road # 2	Arlington VA. 22205	Passenger	OTIS #1
35	Cardinal Elementary	1644 N. McKinley Road # 2	Arlington VA. 22205	Passenger	OTIS #2
36	Swanson Middle School	5800 N. Washington Boulevard	Arlington VA. 22205	Passenger	AMERICAN
37	Tuckahoe Elementary	6500 North 26 th Street	Arlington VA. 22213	Passenger	IDEC
38	Wakefield High School	1325 S. Dinwiddie Street	Arlington VA. 22206	Hydraulic #1	THYSSEN KRUPP
39	Wakefield High School	1325 S. Dinwiddie Street	Arlington VA. 22206	Hydraulic #2	THYSSEN KRUPP
40	Williamsburg Middle School	3600 North Harrison Street	Arlington VA. 22207	Passenger	DOVER
41	Arlington Traditional Elementary	855 North Edison Street	Arlington VA. 22205	Chairlift	GARAVENTA GENISIS LIFT
42	Arlington Traditional Elementary	855 North Edison Street	Arlington VA. 22205	Chairlift	NATIONAL WHEEL-O-VATOR
43	Career Center	816 South Walter Reed Drive	Arlington VA. 22204	Chairlift	NATIONAL WHEEL-O-VATOR
44	Henry Elementary	701 South Highland Street	Arlington VA. 22204	Chairlift	THYSSEN KRUPP
45	Kenmore Middle School	200 Carlin Springs Road	Arlington VA. 22205	Chairlift	DMT
46	Taylor Elementary	2600 North Stuart Street	Arlington VA. 22207	Chairlift	NATIONAL WHEEL-O-VATOR
47	Thurgood Marshall Building	2847 Wilson Boulevard	Arlington VA. 22201	Chairlift	FAVARIA
48	Thurgood Marshall Building	2847 Wilson Boulevard	Arlington VA. 22201	Stair Climber	INDUSTRIAL FAVARIA INC
49	Washington-Lee H.S.	1301 North Stafford Street	Arlington VA. 22201	Passenger Hydraulic #1	KONE

50	Washington-Lee H.S.	1301 North Stafford Street	Arlington VA. 22201	Passenger Hydraulic #2	KONE
51	Washington-Lee H.S.	1301 North Stafford Street	Arlington VA. 22201	Chairlift	FAVARIA
52	Yorktown High School	5200 Yorktown Boulevard	Arlington VA. 22207	Passenger #1	KONE
53	Yorktown High School	5200 Yorktown Boulevard	Arlington VA. 22207	Passenger #2	THYSSEN KRUPP

End of Equipment Location and Inventory

Schedule of Maintenance Inspections

Part A – Elevators					
Item No.	School	Regular Preventive Maintenance Inspections Months	Special Preventive Maintenance Inspection Months	Mid-Year Inspection Month	Annual Inspection Month
1	Escuela Key	February, March, May, June, August, September, November & December	April & October	July	January
2	Escuela Key	February, March, May, June, August, September, November & December	April & October	July	January
3	Escuela Key	February, March, May, June, August, September, November & December	April & October	July	January
4	Ashlawn Elementary	January, March, April, June, July, September, October & December	May & November	August	February
5	Barcroft Elementary	January, March, April, June, July, September, October & December	May & November	August	February
6	Barrett Elementary #1	January, February, April, May, July, August, October & November	June & December	September	March
7	Barrett Elementary #2	January, February, April, May, July, August, October & November	June & December	September	March
8	Career Center	January, March, April, June, July, September, October & December	May & November	August	February
9	Carlin Springs Elementary	January, February, April, May, July, August, October & November	June & December	September	March
10	Claremont Elementary	February, March, May, June, August, September, November & December	January & July	October	April
11	Discovery Elementary	February, March, May, June, August, September, November & December	January & July	October	April
12	Drew Elementary	February, March, May, June, August, September, November & December	January & July	October	April
13	Education Center #1	January, March, April, June, July, September, October & December	February & August	November	May

14	Education Center #2	January, March, April, June, July, September, October & December	February & August	November	May
15	Glebe Elementary	January, March, April, June, July, September, October & December	February & August	November	May
16	Gunston Middle School	January, February, April, May, July, August, October & November	March & September	December	June
17	HB Woodlawn / Stratford H.S. #1	January, February, April, May, July, August, October & November	March & September	December	June
18	HB Woodlawn / Stratford H.S. #2	January, February, April, May, July, August, October & November	March & September	December	June
19	Hoffman-Boston Elementary #1	February, March, May, June, August, September, November & December	April & October	January	July
20	Hoffman-Boston Elementary #2	February, March, May, June, August, September, November & December	April & October	January	July
21	Jefferson Middle School #1	February, March, May, June, August, September, November & December	April & October	January	July
22	Jefferson Middle School #2	February, March, May, June, August, September, November & December	April & October	January	July
23	Kenmore Middle School	January, March, April, June, July, September, October, December	May & November	February	August
24	Key Elementary	January, March, April, June, July, September, October, December	May & November	February	August
25	Langston Continuing Education	January, March, April, June, July, September, October, December	May & November	February	August
26	Long Branch Elementary	January, February, April, May, July, August, October & November	June & December	March	September
27	Arlington Traditional School	January, February, April, May, July, August, October & November	June & December	March	September
28	Arlington Traditional School	January, February, April, May, July, August, October & November	June & December	March	September

29	Nottingham Elementary	February, March, May, June, August, September, November & December	January & July	April	October
30	Oakridge Elementary	February, March, May, June, August, September, November & December	January & July	April	October
31	Randolph Elementary	February, March, May, June, August, September, November & December	January & July	April	October
32	Cardinal Elementary	January, March, April, June, July, September, October & December	February & August	May	November
33	Swanson Middle School	January, March, April, June, July, September, October & December	February & August	May	November
34	Tuckahoe Elementary	January, March, April, June, July, September, October & December	February & August	May	November
35	Wakefield High School #1	January, February, April, May, July, August, October & November	March & September	June	December
36	Wakefield High School #2	January, February, April, May, July, August, October & November	March & September	June	December
37	Williamsburg Middle School	January, February, April, May, July, August, October & November	March & September	June	December

Part B – Wheelchair Lifts

Item No.	School	Mid-Year Inspection Month	Annual Inspection Month
38	Escuela Key Elementary	January	July
39	Escuela Key Elementary	January	July
40	Career Center	February	August
41	Henry Elementary	March	September
42	Kenmore Middle School	April	October
43	Taylor Elementary	May	November
44	Thurgood Marshall Building	June	December

Part C – Stair Climbers				
Item No.	School	Regular Preventive Maintenance Inspection Months	Mid-Year Inspection Month	Annual Inspection Month
45	Montessori	January, February, April, May, June, July, August, October, November & December	March	September
46	Thurgood Marshall Building	February, March, April, May, June, August, September, October, November & December	January	July

Part D – Elevators					
Item No.	School	Regular Preventive Maintenance Inspection Months	Special Preventive Maintenance Inspection Months	Mid-Year Inspection Month	Annual Inspection Month
47	Washington-Liberty High School #1	February, March, May, June, August, September, November & December	January & July	April	October
48	Washington-Liberty High School #2	February, March, May, June, August, September, November & December	January & July	April	October
49	Washington-Liberty High School	N/A	N/A	June	December
50	Yorktown #1	January, March, April, June, July, September, October & December	February & August	May	November
51	Yorktown #2	January, March, April, June, July, September, October & December	February & August	May	November

End of Schedule of Maintenance Inspections