



## SERVICE SOLUTION

**Customer:**  
**City Of Columbus**  
**Date: 24-MAY-18**  
**Proposal #:629648**  
**Term:01-JUL-18 to 30-JUN-23**

**Billing Customer:**  
City Of Columbus  
910 Dublin Road - 3rd Floor  
Dept Of Public Utilities-Fiscal Office  
COLUMBUS, OH 43215-1169

**Service Location:**  
Jackson Pike Wastewater Treatment  
Jackson Pike Wastewater Treatm  
2104 Jackson Pike  
COLUMBUS, OH 43223-3841

**Johnson Controls Fire Protection LP**  
**Sales Representative:**  
NEAL HUYNH  
6175 SHAMROCK CT  
DUBLIN, OH 43016-3250  
neal.huynh@jci.com

### INVESTMENT SUMMARY

*(Excludes applicable Sales Tax ■ Service Solution Valid for 45 Days)*

SERVICE/PRODUCT DESCRIPTION	QUANTITY	FREQUENCY	INVESTMENT
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#### Recurring Annual Investment

##### FIRE ALARM COMPREHENSIVE SERVICE OFFER

SIMPLEX PROG 4010 SYSTEM		
Main Fire Alarm Panel	6	Annual
Fire Alarm Battery Test (each)	26	Annual
Smoke Sensor Addressable	16	Annual
Duct Sensor Addressable	14	Annual
Pull Station	30	Annual
Audio-Visual Notification Conventional	97	Annual
Door Holder	3	Annual
Remote Power Supply/NAC Extender	7	Annual
Waterflow Test	2	Semi-Annual
Tamper Switch	5	Quarterly

##### FIRE ALARM COMPREHENSIVE SERVICE OFFER Total:

\$11,896.77

##### SPRINKLER BASIC SERVICE OFFER

WET SPRINKLER SYSTEM		
Control valve	2	Quarterly
Wet System Test & Inspect (Includes Tamper, Flow, Gate Valve, Fire Dept Connection Plastic Caps, Valve Trim & Main Drain Valve)	3	Quarterly
Fire Department Connection	2	Quarterly

##### SPRINKLER BASIC SERVICE OFFER Total:

\$1,541.14



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Total Recurring Annual Investment:

\$13,437.91



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### SUMMARY OF SERVICES

#### **FIRE ALARM COMPREHENSIVE SERVICE OFFER - SIMPLEX PROG 4010 SYSTEM**

##### **FIRE ALARM PANEL AND PERIPHERAL COMPONENT REPLACEMENT FOR FIRE ALARM SYSTEMS:**

The Comprehensive Plan covers component replacement on the central processing unit, including reprogramming of system due to failure, replacement of circuit boards, and all components in the control panels, annunciator panels, transponders, printers, keyboards monitors, and peripheral devices (smoke detectors, pull stations, audible/visible units, door contacts, etc.) associated with system. Replacement of the entire fire alarm panel, faulty wiring and/or ground faults are not covered.

Unless otherwise specified herein, panel batteries and batteries installed within wireless initiating and notification peripheral devices are not covered under this agreement. Replacement of such batteries will be at an additional cost.

##### **TEST AND INSPECTION OVERVIEW:**

Inspections and diagnostic tests for the accessible peripheral devices listed and currently connected to the facility fire alarm system. Tests will be scheduled in advance.

##### **DOCUMENTATION:**

Accessible components and devices logged for:

Location of each device tested, including system address or zone location

Test results and applicable voltage readings

Any discrepancies found noted Inspection documentation provided to Customer's rep. NOTE: Certain additional services may be required by the respective Authority Having Jurisdiction. AHJ or internal organizational requirements may be more restrictive than state/provincial requirements. The Building owners and managers should make themselves aware of applicable codes and references in order to ensure that contracted services fulfill requirements.

#### **SPRINKLER BASIC SERVICE OFFER - WET SPRINKLER SYSTEM**

##### **TEST AND INSPECTION:**

Inspections and diagnostic tests for the accessible fire sprinkler devices listed and currently connected to fire sprinkler system. Tests will be scheduled in advance. Labor discount if bundled with Fire Alarm Service Offer (10% with FA Basic), (20% with Advance, Precision, or Comprehensive).

##### **DOCUMENTATION:**

Accessible components and devices logged for:

Test results

Any discrepancies found noted

Inspection documentation provided to Customer. NOTE: Certain additional services may be required by the Authority Having Jurisdiction. AHJ or internal organizational requirements may be more restrictive than state/provincial requirements. Building owners and managers should make themselves aware of applicable codes and references in order to ensure that contracted Services fulfill requirements.

Annual wet pipe sprinkler test & inspect includes inspecting gauges, systems valves, components and signs; operating control valves; testing tamper and flow switches, and local alarms and signals; opening main drain to record static and residual pressures; inspecting the fire department connection; and doing a building walkthrough to visually inspect sprinklers, piping, fittings and hangers from the floor level.

Semi-Annual wet pipe sprinkler test & inspect includes inspecting gauges, water flow alarms, valve supervisory alarms, hydraulic nameplate, and control valves for position. Test mechanical alarms and low pressure alarms if



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present. One main drain test conducted downstream of main backflows or pressure reducing valves and test flow alarms and pressure switches.

Quarterly wet pipe sprinkler test & inspect includes inspecting gauges, water flow alarms, valve supervisory alarms, hydraulic nameplate, and control valves for position. Test mechanical alarms and low pressure alarms if present. One main drain test conducted downstream of main backflows or pressure reducing valves.

Each control valve is operated in its full range and lubricated annually. Drain test is conducted after opening

Inspecting the Fire Department Connection is required quarterly. Items checked for includes condition, operation, leakage, blockage, accessibility, and damage.

### **Customer Portal (Basic)**

Basic Customer Portal functionality will be provided.

### **Panel Battery Replacement and Disposal**

Batteries will be removed, replaced and disposed of in an environmentally friendly manner

### **Electronic Inspection Reporting**

Inspection results performed by our technicians can be captured electronically with or without bar codes and inspection reports are provided to the customer via Email and archived for 24x7 viewing on a customer portal. In addition, dynamic queries can be performed by the customer leveraging the inspection documentation database.

### **TrueInsight Remote Service**

We will provide, TrueInsight® ("Remote Services") an internet based remote diagnostic capability available for Simplex Model 4100U, 4100ES or 4010ES fire alarm control panels

### **Smoke Detector Cleaning - 100% of Devices Annual**

DETECTOR CLEANING SMOKE DETECTORS:

Accessible smoke detection devices will be cleaned using manufacturer's recommended procedures. Devices may be dismantled to expose the smoke chamber (where applicable.) NOTE: Certain types of analog smoke sensors will be cleaned as needed per panel readings.

### **24/7 Service**

24-hour/7-day Service (Provided 24 hours a day, 7 days a week, including holidays). This service includes labor, travel, and mileage charges for repairs associated with normal wear and tear. Emergency service will be provided within 24 hours of notification unless a different response time has been outlined in the agreement. This service is not provided as a standard entitlement and is only provided at an additional cost.





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### SPECIAL PROVISIONS

#### TEST AND INSPECTION OVERVIEW:

Under this Special Provisions, Johnson Controls Fire Protection LP trained technicians will perform inspections and diagnostic tests for all accessible peripheral devices listed and currently connected to the facility life safety system. Tests will be scheduled in advance at the convenience of customer's staff (see "2017 fire alarm inspection report performed by Johnson Controls Fire Protection LP formerly SimplexGrinnell LP").

#### TESTING OF PERIPHERAL DEVICES FOR FIRE ALARM AND DETECTION SYSTEMS:

Accessible peripheral devices shall be functionally tested in accordance with NFPA 72, chapter 10, and manufacturer's recommended procedures.

DOCUMENTATION: All accessible components and devices shall be logged for:

Exact location of each device tested, including system address or zone location

\*Recent inspection report for applicable service sent to customer for scope of work reference and current inventory verification.

Report referenced:

-2017 Fire Alarm and Sprinkler inspection reports used for scope verification(Jackson Pike)

Test results and applicable voltage readings

Any discrepancies found shall be noted individually and on a separate summary page. Inspection documentation shall be provided to customer's designated personnel and copies shall be archived by SimplexGrinnell. NOTE: Certain additional services may be required by the respective Authorities Having Jurisdiction (or AHJ). NFPA: Local AHJs or internal organizational requirements may be more restrictive than state requirements. The building owner or manager should make them self-aware of applicable codes and references in order to ensure that contracted services are in compliance with (and fulfill) all requirements.

#### DETECTOR CLEANING FOR FIRE ALARM AND DETECTION SYSTEMS:

To help minimize false alarms, and in accordance with NFPA, accessible smoke detection devices will be cleaned using manufacturer's recommended procedures on an 100% basis annually. Devices may be dismantled to expose the smoke chamber (where applicable) and cleaned using soft cloth, lint brush, cotton swabs, suitable cleaning solution, or non-electrostatic vacuum. NOTE: Certain types of analog smoke sensors will be cleaned as needed per panel readings.

#### EMERGENCY SERVICE CALL AND LABOR: Fire Alarm Only.

24-hour/7-day Service (Provided 24 hours a day, 7 days a week, including holidays). This provision includes labor, travel, and mileage charges for repairs associated with normal equipment failures. Emergency service will be provided within 24 hours of notification. This provision covers labor to troubleshoot and diagnose system problems, and the labor to replace failed devices.

#### PARTS AND COMPONENT REPLACEMENT:

##### PANEL AND PERIPHERAL COMPONENT REPLACEMENT FOR LISTED ELECTRONIC SYSTEMS:

Additionally, these Special Provisions cover component replacement on the central processing unit, to include reprogramming of system due to failure, replacement of circuit boards, and all components in the control panels,



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annunciator panels, transponders, printers, keyboards monitors, and peripheral devices (smoke detectors, pull stations, audible/ visible units, door contacts, etc.) associated with system. Replacement of faulty wiring is not covered. (See Terms and Conditions Below.)

### BATTERY REPLACEMENT INCLUDED

Previous contract #'s  
#30191910(Jackson)

Customer Portal (Basic)

Electronic Inspection Reporting

Panel Battery Replacement and Disposal

TrueInsight Remote Service