

AGREEMENT BETWEEN THE CITY OF GLENDALE AND TITAN POWER, INC. FOR  
Preventative Maintenance and Repair Services to Uninterruptible Power Supply Units

This Agreement for preventative maintenance and repair services to uninterruptible power supply units at City facilities ("Agreement") is effective and entered into between CITY OF GLENDALE, an Arizona municipal corporation ("City"), and Titan Power, Inc, an Arizona corporation, authorized to do business in Arizona, (the "Contractor"), as of the 26 day of September 2014

RECITALS

- A City intends to undertake a project for the benefit of the public and with public funds that is more fully set forth in **Exhibit A**, through a Cooperative Purchase Agreement with the State of Arizona under its Contract #ADSP012-026687 (the "Project"),
- B City desires to retain the services of Contractor to perform those specific duties and produce the specific work as set forth in the Project attached hereto,
- C City and Contractor desire to memorialize their agreement with this document

AGREEMENT

In consideration of the Recitals, which are confirmed as true and correct and incorporated by this reference, the mutual promises and covenants contained in this Agreement, and other good and valuable consideration, City and Contractor agree as follows

1. **Key Personnel; Sub-contractors.**

- 1 1 Services Contractor will provide all services necessary to assure the Project is completed timely and efficiently consistent with Project requirements, including, but not limited to, working in close interaction and interfacing with City and its designated employees, and working closely with others, including other contractors or consultants, retained by City
- 1 2 Project Team
  - a Project Manager
    - (1) Contractor will designate an employee as Project Manager with sufficient training, knowledge, and experience to, in the City's option, complete the Project and handle all aspects of the Project such that the work produced by Contractor is consistent with applicable standards as detailed in this Agreement,
    - (2) The City must approve the designated Project Manager, and
    - (3) To assure the Project schedule is met, Project Manager may be required to devote no less than a specific amount of time as set out in Exhibit A
  - b Project Team
    - (1) The Project manager and all other employees assigned to the project by Contractor will comprise the "Project Team "
    - (2) Project Manager will have responsibility for and will supervise all other employees assigned to the project by Contractor
  - c Discharge, Reassign, Replacement
    - (1) Contractor acknowledges the Project Team is comprised of the same persons and roles for each as may have been identified in the response to the Project's solicitation

- (2) Contractor will not discharge, reassign or replace or diminish the responsibilities of any of the employees assigned to the Project who have been approved by City without City's prior written consent unless that person leaves the employment of Contractor, in which event the substitute must first be approved in writing by City.
- (3) Contractor will change any of the members of the Project Team at the City's request if an employee's performance does not equal or exceed the level of competence that the City may reasonably expect of a person performing those duties or if the acts or omissions of that person are detrimental to the development of the Project

d Sub-contractors

- (1) Contractor may engage specific technical contractor (each a "Sub-contractor") to furnish certain service functions
- (2) Contractor will remain fully responsible for Sub-contractor's services
- (3) Sub-contractors must be approved by the City, unless the Sub-contractor was previously mentioned in the response to the solicitation
- (4) Contractor shall certify by letter that contracts with Sub-contractors have been executed incorporating requirements and standards as set forth in this Agreement

2. **Schedule.** The services will be undertaken in a manner that ensures the Project is completed timely and efficiently in accordance with the Project

3. **Contractor's Work.**

3 1 Standard Contractor must perform services in accordance with the standards of due diligence, care, and quality prevailing among contractors having substantial experience with the successful furnishing of services for projects that are equivalent in size, scope, quality, and other criteria under the Project and identified in this Agreement

3 2 Licensing. Contractor warrants that

- a Contractor and Sub-contractors will hold all appropriate and required licenses, registrations and other approvals necessary for the lawful furnishing of services ("Approvals"), and
- b Neither Contractor nor any Sub-contractor has been debarred or otherwise legally excluded from contracting with any federal, state, or local governmental entity ("Debarment").
  - (1) City is under no obligation to ascertain or confirm the existence or issuance of any Approvals or Debarments or to examine Contractor's contracting ability
  - (2) Contractor must notify City immediately if any Approvals or Debarment changes during the Agreement's duration and the failure of the Contractor to notify City as required will constitute a material default under the Agreement

3 3 Compliance Services will be furnished in compliance with applicable federal, state, county and local statutes, rules, regulations, ordinances, building codes, life safety codes, and other standards and criteria designated by City

3 4 Coordination, Interaction

- a For projects that the City believes requires the coordination of various professional services, Contractor will work in close consultation with City to proactively interact with any other professionals retained by City on the Project ("Coordinating Project Professionals")
- b Subject to any limitations expressly stated in the Project Budget, Contractor will meet to review the Project, Schedule, Project Budget, and in-progress work with Coordinating

Project Professionals and City as often and for durations as City reasonably considers necessary in order to ensure the timely work delivery and Project completion

- c For projects not involving Coordinating Project Professionals, Contractor will proactively interact with any other contractors when directed by City to obtain or disseminate timely information for the proper execution of the Project.

### 3.5 Work Product

- a Ownership Upon receipt of payment for services furnished, Contractor grants to City, and will cause its Sub-contractors to grant to the City, the exclusive ownership of and all copyrights, if any, to evaluations, reports, drawings, specifications, project manuals, surveys, estimates, reviews, minutes, all "architectural work" as defined in the United States Copyright Act, 17 U S C § 101, *et seq.*, and other intellectual work product as may be applicable ("Work Product")
  - (1) This grant is effective whether the Work Product is on paper (e.g., a "hard copy"), in electronic format, or in some other form
  - (2) Contractor warrants, and agrees to indemnify, hold harmless and defend City for, from and against any claim that any Work Product infringes on third-party proprietary interests
- b Delivery Contractor will deliver to City copies of the preliminary and completed Work Product promptly as they are prepared
- c City Use
  - (1) City may reuse the Work Product at its sole discretion
  - (2) In the event the Work Product is used for another project without further consultations with Contractor, the City agrees to indemnify and hold Contractor harmless from any claim arising out of the Work Product
  - (3) In such case, City shall also remove any seal and title block from the Work Product

## 4. **Compensation for the Project.**

4.1 Compensation Contractor's compensation for the Project, including those furnished by its Sub-contractors will not exceed \$48,000 00, as specifically detailed in **Exhibit B** (the "Compensation")

4.2 Change in Scope of Project The Compensation may be equitably adjusted if the originally contemplated scope of services as outlined in the Project is significantly modified

- a Adjustments to the Compensation require a written amendment to this Agreement and may require City Council approval
- b Additional services which are outside the scope of the Project contained in this Agreement may not be performed by the Contractor without prior written authorization from the City

## 5. **Billings and Payment.**

### 5.1 Applications

- a Contractor will submit monthly invoices (each, a "Payment Application") to City's Project Manager and City will remit payments based upon the Payment Application as stated below
- b The period covered by each Payment Application will be one calendar month ending on the last day of the month or as specified in the solicitation

5 2 Payment

- a After a full and complete Payment Application is received, City will process and remit payment within 30 days
- b Payment may be subject to or conditioned upon City's receipt of
  - (1) Completed work generated by Contractor and its Sub-contractors, and
  - (2) Unconditional waivers and releases on final payment from Sub-contractors as City may reasonably request to assure the Project will be free of claims arising from required performances under this Agreement

5 3 Review and Withholding City's Project Manager will timely review and certify Payment Applications

- a If the Payment Application is rejected, the Project Manager will issue a written listing of the items not approved for payment
- b City may withhold an amount sufficient to pay expenses that City reasonably expects to incur in correcting the deficiency or deficiencies rejected for payment

**6. Termination.**

6 1 For Convenience City may terminate this Agreement for convenience, without cause, by delivering a written termination notice stating the effective termination date, which may not be less than 30 days following the date of delivery

- a Contractor will be equitably compensated for Service and Repair furnished prior to receipt of the termination notice and for reasonable costs incurred
- b. Contractor will also be similarly compensated for any approved effort expended and approved costs incurred that are directly associated with project closeout and delivery of the required items to the City

6 2 For Cause City may terminate this Agreement for cause if Contractor fails to cure any breach of this Agreement within seven days after receipt of written notice specifying the breach

- a Contractor will not be entitled to further payment until after City has determined its damages. If City's damages resulting from the breach, as determined by City, are less than the equitable amount due but not paid Contractor for Service and Repair furnished, City will pay the amount due to Contractor, less City's damages, in accordance with the provision of § 5
- b. If City's direct damages exceed amounts otherwise due to Contractor, Contractor must pay the difference to City immediately upon demand, however, Contractor will not be subject to consequential damages of more than \$1,000,000 or the amount of this Agreement, whichever is greater

**7. Conflict.** Contractor acknowledges this Agreement is subject to A.R.S. § 38-511, which allows for cancellation of this Agreement in the event any person who is significantly involved in initiating, negotiating, securing, drafting, or creating the Agreement on City's behalf is also an employee, agent, or consultant of any other party to this Agreement

**8. Insurance.**

8 1 Requirements Contractor must obtain and maintain the following insurance ("Required Insurance")

- a Contractor and Sub-contractors Contractor, and each Sub-contractor performing work or providing materials related to this Agreement must procure and maintain the insurance coverages described below (collectively referred to herein as the "Contractor's Policies"), until each Party's obligations under this Agreement are completed

- b      **General Liability**
- (1)      Contractor must at all times relevant hereto carry a commercial general liability policy with a combined single limit of at least \$1,000,000 per occurrence and \$2,000,000 annual aggregate for each property damage and contractual property damage
  - (2)      Sub-contractors must at all times relevant hereto carry a general commercial liability policy with a combined single limit of at least \$1,000,000 per occurrence.
  - (3)      This commercial general liability insurance must include independent contractors' liability, contractual liability, broad form property coverage, XCU hazards if requested by the City, and a separation of insurance provision
  - (4)      These limits may be met through a combination of primary and excess liability coverage.
- c      **Auto**   A business auto policy providing a liability limit of at least \$1,000,000 per accident for Contractor and \$1,000,000 per accident for Sub-contractors and covering owned, non-owned and hired automobiles
- d      **Workers' Compensation and Employer's Liability**   Contractor and sub-contractor must, at all times relevant hereto, carry a workers' compensation and employer's liability policy providing at least the minimum benefits required by Arizona law
- e.      **Notice of Changes.**   Contractor's Policies must provide for not less than 30 days' advance written notice to City Representative of
- (1)      Cancellation or termination of Contractor or Sub-contractor's Policies,
  - (2)      Reduction of the coverage limits of any of Contractor or and Sub-contractor's Policies, and
  - (3)      Any other material modification of Contractor or Sub-contractor's Policies related to this Agreement
- f      **Certificates of Insurance**
- (1)      Within 10 business days after the execution of the Agreement, Contractor must deliver to City Representative certificates of insurance for each of Contractor and Sub-contractor's Policies, which will confirm the existence or issuance of Contractor and Sub-contractor's Policies in accordance with the provisions of this section, and copies of the endorsements of Contractor and Sub-contractor's Policies in accordance with the provisions of this section.
  - (2)      City is and will be under no obligation either to ascertain or confirm the existence or issuance of Contractor and Sub-contractor's Policies, or to examine Contractor and Sub-contractor's Policies, or to inform Contractor or Sub-contractor in the event that any coverage does not comply with the requirements of this section
  - (3)      Contractor's failure to secure and maintain Contractor Policies and to assure Sub-contractor policies as required will constitute a material default under the Agreement
- g      **Other Contractors or Vendors**
- (1)      Other contractors or vendors that may be contracted with in connection with the Project must procure and maintain insurance coverage as is appropriate to their particular contract
  - (2)      This insurance coverage must comply with the requirements set forth above for Contractor's Policies (e g, the requirements pertaining to endorsements to name the parties as additional insured parties and certificates of insurance)

- h Policies Except with respect to workers' compensation and employer's liability coverages, City must be named and properly endorsed as additional insureds on all liability policies required by this section
  - (1) The coverage extended to additional insureds must be primary and must not contribute with any insurance or self insurance policies or programs maintained by the additional insureds
  - (2) All insurance policies obtained pursuant to this section must be with companies legally authorized to do business in the State of Arizona and reasonably acceptable to all parties

8.2 Sub-contractors

- a Contractor must also cause its Sub-contractors to obtain and maintain the Required Insurance.
- b City may consider waiving these insurance requirements for a specific Sub-contractor if City is satisfied the amounts required are not commercially available to the Sub-contractor and the insurance the Sub-contractor does have is appropriate for the Sub-contractor's work under this Agreement
- c Contractor and Sub-contractors must provide to the City proof of the Required Insurance whenever requested

8.3 Indemnification

- a To the fullest extent permitted by law, Contractor must defend, indemnify, and hold harmless City and its elected officials, officers, employees and agents (each, an "Indemnified Party," collectively, the "Indemnified Parties"), for, from, and against any and all claims, demands, actions, damages, judgments, settlements, personal injury (including sickness, disease, death, and bodily harm), property damage (including loss of use), infringement, governmental action and all other losses and expenses, including attorneys' fees and litigation expenses (each, a "Demand or Expense", collectively, "Demands or Expenses") asserted by a third-party (i.e. a person or entity other than City or Contractor) and that arises out of or results from the breach of this Agreement by the Contractor or the Contractor's negligent actions, errors or omissions (including any Sub-contractor or other person or firm employed by Contractor), whether sustained before or after completion of the Project
- b This indemnity and hold harmless provision applies even if a Demand or Expense is in part due to the Indemnified Party's negligence or breach of a responsibility under this Agreement, but in that event, Contractor shall be liable only to the extent the Demand or Expense results from the negligence or breach of a responsibility of Contractor or of any person or entity for whom Contractor is responsible
- c Contractor is not required to indemnify any Indemnified Parties for, from, or against any Demand or Expense resulting from the Indemnified Party's sole negligence or other fault solely attributable to the Indemnified Party

**9. Immigration Law Compliance.**

- 9.1 Contractor, and on behalf of any subcontractor, warrants, to the extent applicable under A.R.S. § 41-4401, compliance with all federal immigration laws and regulations that relate to their employees as well as compliance with A.R.S. § 23-214(A) which requires registration and participation with the E-Verify Program
- 9.2 Any breach of warranty under subsection 9.1 above is considered a material breach of this Agreement and is subject to penalties up to and including termination of this Agreement

- 9 3 City retains the legal right to inspect the papers of any Contractor or subcontractor employee who performs work under this Agreement to ensure that the Contractor or any subcontractor is compliant with the warranty under subsection 9 1 above
- 9 4 City may conduct random inspections, and upon request of City, Contractor shall provide copies of papers and records of Contractor demonstrating continued compliance with the warranty under subsection 9 1 above. Contractor agrees to keep papers and records available for inspection by the City during normal business hours and will cooperate with City in exercise of its statutory duties and not deny access to its business premises or applicable papers or records for the purposes of enforcement of this section
- 9 5 Contractor agrees to incorporate into any subcontracts under this Agreement the same obligations imposed upon Contractor and expressly accrue those obligations directly to the benefit of the City Contractor also agrees to require any subcontractor to incorporate into each of its own subcontracts under this Agreement the same obligations above and expressly accrue those obligations to the benefit of the City
- 9 6 Contractor's warranty and obligations under this section to the City is continuing throughout the term of this Agreement or until such time as the City determines, in its sole discretion, that Arizona law has been modified in that compliance with this section is no longer a requirement
- 9 7 The "E-Verify Program" above means the employment verification program administered by the United States Department of Homeland Security, the Social Security Administration, or any successor program

**10. Notices.**

- 10 1 A notice, request or other communication that is required or permitted under this Agreement (each a "Notice") will be effective only if
- a The Notice is in writing, and
  - b Delivered in person or by overnight courier service (delivery charges prepaid), certified or registered mail (return receipt requested), and
  - c Notice will be deemed to have been delivered to the person to whom it is addressed as of the date of receipt, if
    - (1) Received on a business day, or before 5 00 p m , at the address for Notices identified for the Party in this Agreement by U S Mail, hand delivery, or overnight courier service on or before 5 00 p m , or
    - (2) As of the next business day after receipt, if received after 5 00 p m
  - d The burden of proof of the place and time of delivery is upon the Party giving the Notice, and
  - e Digitalized signatures and copies of signatures will have the same effect as original signatures

10.2 Representatives

- a Contractor. Contractor's representative (the "Contractor's Representative") authorized to act on Contractor's behalf with respect to the Project, and his or her address for Notice delivery is:

Titan Power, Inc  
c/o John Klems, Sales Manager  
7031 W Oakland St  
Chandler, AZ 85226

- b City. City's representative ("City's Representative") authorized to act on City's behalf, and his or her address for Notice delivery is:

City of Glendale  
c/o Ron Gouger  
6210 W Myrtle Avenue, Suite #111  
Glendale, Arizona 85301  
623-930-2647

With required copy to:

City Manager  
City of Glendale  
5850 West Glendale Avenue  
Glendale, Arizona 85301

City Attorney  
City of Glendale  
5850 West Glendale Avenue  
Glendale, Arizona 85301

- c. Concurrent Notices

- (1) All notices to City's representative must be given concurrently to City Manager and City Attorney
- (2) A notice will not be deemed to have been received by City's representative until the time that it has also been received by City Manager and City Attorney
- (3) City may appoint one or more designees for the purpose of receiving notice by delivery of a written notice to Contractor identifying the designee(s) and their respective addresses for notices

- d Changes Contractor or City may change its representative or information on Notice, by giving Notice of the change in accordance with this section at least ten days prior to the change

11. **Financing Assignment.** City may assign this Agreement to any City-affiliated entity, including a non-profit corporation or other entity whose primary purpose is to own or manage the Project

12. **Entire Agreement; Survival; Counterparts; Signatures.**

12.1 Integration This Agreement contains, except as stated below, the entire agreement between City and Contractor and supersedes all prior conversations and negotiations between the parties regarding the Project or this Agreement

- a Neither Party has made any representations, warranties or agreements as to any matters concerning the Agreement's subject matter
- b Representations, statements, conditions, or warranties not contained in this Agreement will not be binding on the parties
- c The solicitation, any addendums and the response submitted by the Contractor are incorporated into this Agreement as if attached hereto Any Contractor response modifies the original solicitation as stated Inconsistencies between the solicitation, any addendums

and the response or any excerpts attached as Exhibit A and this Agreement will be resolved by the terms and conditions stated in this Agreement

12.2 Interpretation

- a The parties fairly negotiated the Agreement's provisions to the extent they believed necessary and with the legal representation they deemed appropriate
- b The parties are of equal bargaining position and this Agreement must be construed equally between the parties without consideration of which of the parties may have drafted this Agreement
- c The Agreement will be interpreted in accordance with the laws of the State of Arizona

12.3 Survival Except as specifically provided otherwise in this Agreement, each warranty, representation, indemnification and hold harmless provision, insurance requirement, and every other right, remedy and responsibility of a Party, will survive completion of the Project, or the earlier termination of this Agreement

12.4 Amendment No amendment to this Agreement will be binding unless in writing and executed by the parties. Any amendment may be subject to City Council approval. Electronic signature blocks do not constitute execution.

12.5 Remedies All rights and remedies provided in this Agreement are cumulative and the exercise of any one or more right or remedy will not affect any other rights or remedies under this Agreement or applicable law.

12.6 Severability If any provision of this Agreement is voided or found unenforceable, that determination will not affect the validity of the other provisions, and the voided or unenforceable provision will be deemed reformed to conform to applicable law.

12.7 Counterparts This Agreement may be executed in counterparts, and all counterparts will together comprise one instrument.

13. **Term.** The City is purchasing preventative maintenance and repair services to uninterruptible power supply units at City facilities from Contractor, through the State of Arizona Contract #ADSPO12-026687. According to the State's contract and rate sheet, which are attached as Exhibit B, purchases can be made by political subdivisions from the date of award, which was July 3, 2012, until the date the contract expires on July 15, 2015, unless such contract is extended by the mutual agreement of the parties. The State of Arizona and the Contractor, however, may not extend the contract beyond July 15, 2017. The initial period of this Agreement is therefore is the period from the Effective Date of this Agreement until July 15, 2015. The City, however, may renew the term of this Agreement for four one-year periods until the State of Arizona contract expires on July 15, 2017. Renewals are not automatic and shall only occur if the City gives the Contractor notice of its intent to renew. The City may give the Contractor notice of its intent to renew this Agreement 30 days prior to the anniversary of the Effective Date to effectuate such a one-year renewal.

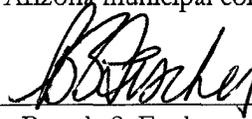
14. **Dispute Resolution.** Each claim, controversy and dispute (each a "Dispute") between Contractor and City will be resolved in accordance with Exhibit C. The final determination will be made by the City.

15. **Exhibits.** The following exhibits, with reference to the term in which they are first referenced, are incorporated by this reference:

- Exhibit A Project
- Exhibit B Compensation
- Exhibit C Dispute Resolution

The parties enter into this Agreement as of the effective date shown above

City of Glendale,  
an Arizona municipal corporation



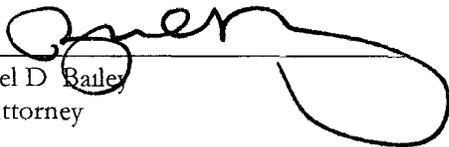
By Brenda S Fischer  
Its City Manager

ATTEST



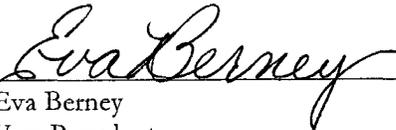
Pamela Hanna (SEAL)  
City Clerk

APPROVED AS TO FORM



Michael D Bailey  
City Attorney

Titan Power, Inc ,  
an Arizona corporation



By Eva Berney  
Its Vice President

**EXHIBIT A**  
**AGREEMENT FOR**  
**Preventative Maintenance and Repair Services to Uninterruptible Power Supply Units**

**PROJECT**

In accordance with the terms and conditions of this Agreement and the rate sheet and award under the State of Arizona Contract #ADSP012-026687, the City is purchasing preventative maintenance and repair services to uninterruptible power supply units at City facilities on an as-needed basis



**Master Blanket Purchase Order ADSP012-026687**

**Header Information**

**Purchase Order Number:** ADSP012-026687

**Status:** 3PS - Sent

**Fiscal Year:** 2012

**Organization:** State of Arizona

**Department:** ADSP0 - State Procurement Office

**Alternate ID:**

**Days ARO:** 0

**Print Dest Detail:** If Different

**Catalog ID:**

**Contact Instructions:** Charlotte Righetti 602-542-9127 or charlotte.righetti@azdoa.gov

**Master Blanket/Contract End Date (Maximum):** 07/15/2017 11:59:59 PM

**Project No.:**

**Building Code:**

**Cost Code:**

**Special Purchase Types:**

**PIJ NUMBER:**

**Coop Spend To Date:**

**Attachments:** Contract Document, Titan Offer Documents, Award and Evaluation Documents, A1, A2, A3, Contracted Discount Structure, COI WC exp 010115, A4, COI exp 062015

**Primary Vendor Information & PO Terms**

**Vendor:** 9000005249 - TITAN POWER INC  
 Stephen Berney  
 7031 W Oakland St  
 Chandler, AZ 85226  
 US  
 Email info@titanpower.com  
 Phone (480)968-3191  
 FAX (480)968-3111

**Release Number:** 0

**Purchaser:** Charlotte Righetti, CPPB

**PO Type:** Blanket

**Location:** STRGC - SPO Strategic

**Entered Date:** 07/03/2012 10:24:24 AM

**Retainage %:** 0.00%

**Release Type:** Direct Release

**Tax Rate:**

**Short Description:** Uninterruptible Power Supply New Equipment, Service and Maintenance

**Receipt Method:** Quantity

**Minor Status:**

**Type Code:** Statewide

**Control Code:**

**Discount %:** 0.00%

**Pcard Enabled:** Yes

**Actual Cost:** \$0.00

**Payment Terms:** Net 30

**Shipping Method:** Best Way

**Shipping Terms:** F O B , Destination

**Freight Terms:** Freight Prepaid and Charged Back

**PO Acknowledgements:** Document

**Notifications**

**Acknowledged Date/Time**

Purchase Order Emailed to wmccluskey@titanpower.com at 07/03/2012 03:50:56 PM

07/04/2012 02:28:05 PM

# State of Arizona - Master Blanket

Change Order 1	Emailed to wmcluskey@titanpower.com at 07/19/2012 12 09 58 PM	07/20/2012 10 05 40 AM
Change Order 4	Emailed to wmcluskey@titanpower.com at 07/16/2013 01 03 48 PM	07/18/2013 09 23 49 AM
Change Order 2	Emailed to wmcluskey@titanpower.com at 01/23/2013 01 51 12 PM	01/23/2013 01 52 48 PM
Change Order 3	Emailed to wmcluskey@titanpower.com at 05/09/2013 11 54 51 AM	05/09/2013 11 56 54 AM
Change Order 5	Emailed to wmcluskey@titanpower.com at 08/14/2013 09 33 58 AM	10/24/2013 03 16 36 PM
Purchase Order	Emailed to info@titanpower.com at 05/08/2014 10 49 22 AM	05/09/2014 08 19 29 AM

## Master Blanket/Contract Vendor Distributor List

Vendor ID	Alternative ID	Vendor Name	Preferred Delivery Method	Vendor Distributor Status
<u>9000005249</u>	18606546220	TITAN POWER INC	Email	Active

## Master Blanket/Contract Controls

**Master Blanket/Contract Begin Date:** 07/16/2012  
**Cooperative Purchasing Allowed:** Yes  
**Master Blanket/Contract End Date:** 07/15/2015

Organization	Department	Dollar Limit	Dollars Spent to Date	Minimum Order Amount
ALL ORG - Organization Umbrella Master Control	AGY - Agency Umbrella Master Control	\$0 00	\$1,231,655 31	\$0 00

## Item Information

1-5 of 24  
 1 2 3 4 5

**Print Sequence # 1.0, Item # 1:** Emerson/Libert - Tier I, 25% off List Price (Agency to enter final pricing) 3PS - Sent

NIGP Code 285-96  
 Uninterruptible Power Supplies

Bid # / Bid Item # ADSP012-00001699 / 1 Quote # / Quote Item # 000011890-R1 / 1

Receipt Method	Qty	Unit Cost	UOM	Discount %	Total Discount Amt	Tax Rate	Tax Amount	Total Cost
Quantity	0 0	\$0 00	EA - Each	0 00	\$0 00		\$0 00	\$0 00
Manufacturer			Brand					
Make			Packaging					
Project No								
Building Code								
Cost Code								

**Print Sequence # 2.0, Item # 2:** Emerson/Libert - Tier II, 25% off List Price (Agency to enter final pricing) 3PS - Sent

NIGP Code 285-96  
 Uninterruptible Power Supplies

Bid # / Bid Item # ADSP012-00001699 / 2 Quote # / Quote Item # 000011890-R1 / 2

**EXHIBIT B**  
**AGREEMENT FOR**  
**Preventative Maintenance and Repair Services to Uninterruptible Power Supply Units**

**COMPENSATION**

**METHOD AND AMOUNT OF COMPENSATION**

Method of payment is provided in Paragraph 5 of the Agreement. The amount of compensation, including preventative maintenance and repair services to uninterruptible power supply units at City facilities, is set forth in the State of Arizona Contract, #ADSPO-026687.

**NOT-TO-EXCEED AMOUNT**

The total amount of compensation paid to Contractor for full completion of all work required by the Project during the entire term of the Project must not exceed \$48,000.00.

**DETAILED PROJECT COMPENSATION**

Preventative maintenance and repair services to uninterruptible power supply units at City facilities as follows:

GRPSTF @ 11550 W Glendale Avenue

Main Public Safety Building @ 6835 N. 57<sup>th</sup> Drive

Field Operations Complex/Building A @ 6210 W Myrtle Avenue, Suite #111

Glendale Civic Center @ 5750 W. Glenn Drive

Bank of America – DT Parking Garage @ 5835 W Palmdale Avenue

**STATE OF ARIZONA Contract ADSP-12-026687**

	Tier I 250VA - 1500VA	Tier II 1500VA - 20kVA	Tier III 10kVA - 100kVA	Tier IV 101kVA & Larger
	<b>PC &amp; Workstation UPS</b>	<b>Network &amp; Server UPS</b>	<b>Small - Mid Sized Data Centers</b>	<b>Mid-Sized - Large Data Center</b>
<b>MANUFACTURER</b>	LIST PRICE	LIST PRICE	LIST PRICE	LIST PRICE
Eaton/Powerware	25%	38%	32%	32%
Liebert	25%	25%	28%	28%
Xtreme	33%	33%		
Gamatronics			35%	
<b>RATES</b>				
PMI Hourly Rate	\$105 00	6 00am - 6 00pm		
PMI Extended Hourly Rate	\$105 00	6 00pm - 6 00am		
Design Regular Hourly Rate	\$135 00			
Installation Regular Hourly Rate	\$115 00			
Emergency Maintenance Quick Repsonse	\$105 00			
Emergency Maintenance Urgent Repsonse	\$105 00			
Legacy Maintenance	\$105 00			
Training Regular Hourly Rate	\$105 00			
Training Extended Hourly Rate	\$105 00			
<b>STANDARD RESPONSE</b>				
Quick Response	Next Business Day			
Urgent Response	1 Hour by Phone	3 Hours On-site	Within 40 miles	1 more Hour Over 40 miles
<b>ZONE A1 RESPONSE</b>	1 Hour by Phone	3 Hours On-site		
Arizona State Prison Complex's				1 more Hour
Douglas, AZ				1 more Hour
Flagstaff, AZ				1 more Hour
Florence, AZ				1 more Hour
Kingman, AZ				1 more Hour
Buckeye, AZ				1 more Hour
Holbrook, AZ				1 more Hour
Safford, AZ				1 more Hour
Winslow, AZ				1 more Hour
Yuma, AZ				1 more Hour



# Contract Amendment

AZ DEPT OF ADMINISTRATION  
STATE PROCUREMENT OFFICE  
100 N. 15<sup>TH</sup> AVE., STE. 201  
Phoenix, AZ 85007

CONTRACT NO ADSP012-026687  
Uninterruptible Power Supply New Equipment, Service  
and Maintenance

PAGE  
1

AMENDMENT NO. Three (3)

OF  
2

**CONTRACTOR:**

Titan Power Inc  
4640 East Elwood Street #6  
Phoenix, AZ 85040

**CONTACT:** William McCluskey

**PHONE:** (480)968-3191

**EMAIL:** [wmccluskey@titanpower.com](mailto:wmccluskey@titanpower.com)

**STATE AGENCY:**

AZ Department of Administration (ADOA)  
State Procurement Office  
100 N. 15<sup>th</sup> Ave., Ste.201  
Phoenix, AZ 85007

**CONTACT:** Charlotte Righetti, CPPB

**PHONE:** (602) 542-9127

**EMAIL:** [charlotte.righetti@azdoa.gov](mailto:charlotte.righetti@azdoa.gov)

### Uninterruptible Power Supply: New Equipment, Service and Maintenance

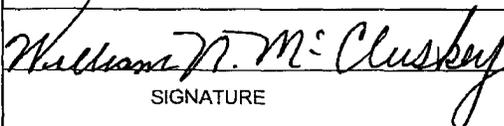
1. Pursuant to Uniform Terms and Conditions, Paragraph 5, Contract Changes, the above referenced Contract shall now include the following manufacturer lines:

Manufacturer	Category	Discount Off List Price
Alpha (UPS)	Tier 1, 2, 3 & 4	30%
Meyers (UPS)	Tier 1, 2, 3 & 4	30%
C&D Technologies / Dynasty (VRLA Batteries)	Tier 1, 2, 3 & 4	56%
Energys/DataSafe (VRLA Batteries)	Tier 1, 2, 3 & 4	27%
Powersonic (VRLA Batteries)	Tier 1, 2, 3 & 4	37%
GNB (VRLA Batteries)	Tier 1, 2, 3 & 4	50%

2. Pursuant to Uniform Terms and Conditions, Paragraph 5, Contract Changes, 5.1 Amendments, the above referenced Contract shall be amended to include negotiated maintenance service language. The State negotiated the terms of this agreement and those terms can be found within the uploaded pdf document titled 'Maintenance Service Terms'.
3. All other terms, conditions and provisions remain unchanged.

	<b>Contract Amendment</b>		AZ DEPT OF ADMINISTRATION STATE PROCUREMENT OFFICE 100 N 15 <sup>TH</sup> AVE , STE. 201 Phoenix, AZ 85007
	CONTRACT NO ADSP012-026687 Uninterruptible Power Supply: New Equipment, Service and Maintenance	PAGE 2	
	AMENDMENT NO Three (3)	OF 2	

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This Contract Amendment is not binding against the State of Arizona unless signed by an authorized representative of the Contractor and then accepted in writing by an authorized representative of the State			
CONTRACTOR HEREBY ACKNOWLEDGES RECEIPT AND UNDERSTANDING OF THE ABOVE AMENDMENT		THE ABOVE REFERENCED CONTRACT AMENDMENT IS HEREBY EXECUTED THIS DATE BY THE STATE	
		1	
SIGNATURE	DATE	SIGNATURE	DATE
PRINTED/TYPED NAME AND TITLE		Charlotte Righetti, CPPB, Senior Procurement Specialist TYPED NAME AND TITLE	

**EXHIBIT C**  
**AGREEMENT FOR**  
**Preventative Maintenance and Repair Services to Uninterruptible Power Supply Units**

**DISPUTE RESOLUTION**

**1. Disputes.**

- 1 1 Commitment. The parties commit to resolving all disputes promptly, equitably, and in a good-faith, cost-effective manner
- 1 2 Application The provisions of this Exhibit will be used by the parties to resolve all controversies, claims, or disputes ("Dispute") arising out of or related to this Agreement-including Disputes regarding any alleged breaches of this Agreement
- 1 3 Initiation A party may initiate a Dispute by delivery of written notice of the Dispute, including the specifics of the Dispute, to the Representative of the other party as required in this Agreement.
- 1 4 Informal Resolution When a Dispute notice is given, the parties will designate a member of their senior management who will be authorized to expeditiously resolve the Dispute
- a The parties will provide each other with reasonable access during normal business hours to any and all non-privileged records, information and data pertaining to any Dispute in order to assist in resolving the Dispute as expeditiously and cost effectively as possible,
  - b The parties' senior managers will meet within 10 business days to discuss and attempt to resolve the Dispute promptly, equitably, and in a good faith manner, and
  - c The Senior Managers will agree to subsequent meetings if both parties agree that further meetings are necessary to reach a resolution of the Dispute

**2. Arbitration.**

- 2 1 Rules If the parties are unable to resolve the Dispute by negotiation within 30 days from the Dispute notice, and unless otherwise informal discussions are extended by the mutual agreement, the parties may agree, in writing, that the Dispute will be decided by binding arbitration in accordance with Commercial Rules of the AAA, as amended herein. Although the arbitration will be conducted in accordance with AAA Rules, it will not be administered by the AAA, but will be heard independently
- a The parties will exercise best efforts to select an arbitrator within 5 business days after agreement for arbitration. If the parties have not agreed upon an arbitrator within this period, the parties will submit the selection of the arbitrator to one of the principals of the mediation firm of Scott & Skelly, LLC, who will then select the arbitrator. The parties will equally share the fees and costs incurred in the selection of the arbitrator
  - b The arbitrator selected must be an attorney with at least 10 years experience, be independent, impartial, and not have engaged in any business for or adverse to either Party for at least 10 years
- 2 2 Discovery The extent and the time set for discovery will be as determined by the arbitrator. Each Party must, however, within ten (10) days of selection of an arbitrator deliver to the other Party copies of all documents in the delivering party's possession that are relevant to the dispute.
- 2 3 Hearing The arbitration hearing will be held within 90 days of the appointment of the arbitrator. The arbitration hearing, all proceedings, and all discovery will be conducted in Glendale, Arizona unless otherwise agreed by the parties or required as a result of witness location. Telephonic hearings and other reasonable arrangements may be used to minimize costs

2.4 Award. At the arbitration hearing, each Party will submit its position to the arbitrator, evidence to support that position, and the exact award sought in this matter with specificity. The arbitrator must select the award sought by one of the parties as the final judgment and may not independently alter or modify the awards sought by the parties, fashion any remedy, or make any equitable order. The arbitrator has no authority to consider or award punitive damages.

2.5 Final Decision The Arbitrator's decision should be rendered within 15 days after the arbitration hearing is concluded. This decision will be final and binding on the Parties.

2.6 Costs The prevailing party may enter the arbitration in any court having jurisdiction in order to convert it to a judgment. The non-prevailing party shall pay all of the prevailing party's arbitration costs and expenses, including reasonable attorney's fees and costs.

3. **Services to Continue Pending Dispute.** Unless otherwise agreed to in writing, Contractor must continue to perform and maintain progress of required services during any Dispute resolution or arbitration proceedings, and City will continue to make payment to Contractor in accordance with this Agreement.

4. **Exceptions.**

4.1 Third Party Claims City and Contractor are not required to arbitrate any third-party claim, cross-claim, counter claim, or other claim or defense of a third-party who is not obligated by contract to arbitrate disputes with City and Contractor.

4.2 Liens City or Contractor may commence and prosecute a civil action to contest a lien or stop notice, or enforce any lien or stop notice, but only to the extent the lien or stop notice the Party seeks to enforce is enforceable under Arizona Law, including, without limitation, an action under A.R.S. § 33-420, without the necessity of initiating or exhausting the procedures of this Exhibit.

4.3 Governmental Actions This Exhibit does not apply to, and must not be construed to require arbitration of, any claims, actions or other process filed or issued by City of Glendale Building Safety Department or any other agency of City acting in its governmental permitting or other regulatory capacity.