

## AGREEMENT

**THIS AGREEMENT** for elevator maintenance and repair services is made and entered into by and between the **CITY AND COUNTY OF DENVER**, a municipal corporation of the State of Colorado, hereinafter referred to as the "City," and **KONE INC.**, with an address of One Montgomery Court, PO Box 429, Moline IL, 61265, hereinafter referred to as the "Contractor."

The parties agree as follows:

**1. FORM OF AGREEMENT:** This Agreement shall consist of the terms and conditions stated in the following numbered paragraphs. No other documentation related to this Agreement or generated as a result of this Agreement shall form a part of this Agreement unless it is expressly referenced and incorporated herein.

**2. CITY REPRESENTATIVE:** The Manager of General Services ("Manager") is the official City representative and directs all services performed under this Agreement. Communication between the Manager and the Contractor shall be directed through the Manager or such other representative as the Manager shall designate. The Contractor agrees that during the term of this Agreement he shall fully coordinate all services hereunder with the City.

**3. WORK TO BE PERFORMED:**

**A. Preventative and Routine Maintenance:** The Contractor shall diligently undertake, perform and complete all preventative and routine maintenance including all material, labor, supervision, tools, supplies and all other expenses necessary to provide service, preventative maintenance, inspections, adjustments, testing and repairs as set forth in **Exhibit A, Scope of Work**, to the City's satisfaction ("**Preventative and Routine Maintenance**").

**B. Assigned Work:** The Contractor shall diligently undertake, perform and complete work outside of the Preventative and Routine Maintenance described in paragraph 3.A as assigned by written work order ("**Assigned Work**"). As the Manager determines the need and availability of funding for Assigned Work, the City will issue a Work Order (Sample Work Order attached as **Exhibit B**) to the Contractor detailing the nature and extent of the Assigned Work. Work Orders may add or remove facilities from the list of facilities for which Contractor with provide Preventative and Routine Maintenance for a negotiated fixed monthly fee or provide for work in addition to Preventative and Routine Maintenance on a time and materials

basis at the rate specified in Contractor's Pricing Proposal attached as **Exhibit C** . Following receipt of the issued Work Order, the Contractor shall, within three (3) business days and confirm the scope of Assigned Work detailed therein and respond back to the Department as to the Contractor's ability to initiate and complete the Assigned Work in the timeframe specified in the Work Order. The Contractor assumes all responsibility and risks, including any additional work or additional costs, for failure to confirm the completeness and accuracy of the Work Order and the Assigned Work Amount. Confirmation includes, but is not restricted to, inquiries with the Department as to any directions or specifications in the Work Order which are not clear. If the Contractor fails to contact the Department within three (3) business days following receipt of the issued Work Order and state unequivocally that the Contractor is ready and willing to perform the Assigned Work in the manner and timeframe indicated on the Work Order, the City reserves the right to immediately withdraw the issued Work Order. Upon the Contractor executing the Work Order, the City shall finalize and execute the Work Order for the Assigned Services and return a copy of the executed Work Order to the Contractor. The City will not execute the Work Order unless any material changes proposed by the Contractor to the terms of the issued Work Order and/or additions to the Assigned Services Amount are deemed acceptable by the Manager and incorporated into the Work Order and until funding adequate to cover the entire Assigned Services Amount is available.

**C. Work Order Change:** If, after execution of a Work Order and commencement on the Assigned Work, additions, deletions or modifications to the Assigned Work described in the Work Order, along with any associated changes in the Assigned Work Amount, are required a Work Order Change, in substantially the form as set forth in **Exhibit D** attached to this Agreement and incorporated herein by reference, may be issued in accordance to the same standards and procedures prescribed for Work Orders. The Contractor shall promptly and thoroughly review and respond to the proposed changes, in accordance with the same standards and procedures prescribed for Work Orders, and notify the Department that the Contractor is ready and willing to perform the Assigned Work in the manner and timeframe as modified by the Work Order Change. The City will not execute the Work Order Change unless any material changes proposed by the Contractor to the terms of the issued Work Order Change and/or additions to the Assigned Services Amount are deemed acceptable by the Manager and

incorporated into the Work Order Change and until funding adequate to cover the entire Assigned Services Amount, if modified, is available.

**D.** The Contractor shall faithfully perform the services in accordance with the standards of care, skill, training, diligence, and judgment provided by highly competent individuals performing services of a similar nature to those described in the Agreement and in accordance with the terms of the Agreement.

**E.** All records, finding, research, opinions and documentation prepared by the Contractor under this Agreement, if delivered to and accepted by the Manager shall become the property of the City. The Contractor also agrees to allow the City to review any of the procedures used by him/her in performing the services hereunder and to make available for inspection notes and other documents used in the preparation of any of the services required hereunder.

**4. TERM OF AGREEMENT:** The term of the Agreement shall be five (5) years beginning on April 1, 2014 and ending on March 31, 2019. Subject to the Manager's prior written authorization, the Contractor shall complete any Assigned Work in progress as of the expiration date and the Term of the Agreement will extend until the work is completed or earlier terminated by the Manager. The parties agree that in the performance of the terms, conditions, and requirements of this Agreement by the Contractor, time is of the essence.

**5. FORCE MAJEURE:** The Contractor shall not be liable for any loss, damage or delay, caused directly or indirectly by embargoes, strikes, lockouts, work interruptions, or other labor disputes, fire, theft, flood, or by any cause beyond Contractor's control. Neither party shall be liable for incidental, special or consequential damages. Notwithstanding any other provision of the agreement, it is the intent of the parties that each party shall only be liable for damages caused by its own negligent acts.

**6. COMPENSATION AND PAYMENT:**

**A. Preventative and Routine Maintenance:** The City agrees to pay the Contractor, and the Contractor agrees to accept as full and total compensation for all Preventative and Routine Maintenance a monthly fee for each listed facility in the amount listed in **Contractor's Pricing Proposal** attached as **Exhibit C**.

**B. Assigned Work:** The City agrees to pay the Contractor, and the Contractor agrees to accept as full and total compensation for all assigned work, as agreed in advance, either:

(1) **Monthly Fee:** An agreed to monthly fee for Preventative and Routine Maintenance of facilities not listed in Contractor's Pricing Proposal.

(2) **Time and Materials:** The sum of Contractor's hourly fee of One Hundred and Sixty Dollars and 42/100 (\$160.42) per hour for the actual time spent completing the work as contemporaneously documented, Contractor's documented actual material costs and a markup not to exceed 15% of Contractor's actual cost for materials.

**B.** The Contractor shall submit a monthly statement for completed Preventative and Routine Maintenance as well as for completed Assigned Work. The statement will itemize charges for Preventative and Routine Maintenance by location and provide a description of Assigned Work with a breakdown of hours, materials and markup. Signed work orders with supporting documentation of material costs will be attached to Contractor's statement.

**C. Reimbursable Expenses:** There are no reimbursable expenses allowed under the Agreement. All of the Contractor's expenses are contained in Contractor's rates.

**D. Maximum Contract Amount:**

(1) Notwithstanding any other provision of the Agreement, the City's maximum payment obligation will not exceed **Two Million Dollars and 00/100 (\$2,000,000.00)** (the "Maximum Contract Amount"). The City is not obligated to execute an Agreement or any amendments for any further services, including any services performed by Contractor beyond that specifically described in **Exhibit A**. Any services performed beyond those in **Exhibit A** are performed at Contractor's risk and without authorization under the Agreement.

(2) The City's payment obligation, whether direct or contingent, extends only to funds appropriated annually by the Denver City Council, paid into the Treasury of the City, and encumbered for the purpose of the Agreement. The City does not by the Agreement irrevocably pledge present cash reserves for payment or performance in future fiscal years. The Agreement does not and is not intended to create a multiple-fiscal year direct or indirect debt or financial obligation of the City.

**E. Assigned Work Limit:** The cost of Assigned Work on any single project shall not exceed \$400,000.00.

**7. STATUS OF CONTRACTOR:** The Contractor is an independent contractor retained to perform professional or technical services for limited periods of time. Neither the Contractor nor any of its employees are employees or officers of the City under Chapter 18 of the Denver Revised Municipal Code, or for any purpose whatsoever.

**8. TERMINATION OF AGREEMENT:**

**A.** The City has the right to terminate this Agreement, with cause, on Twenty (20) days written notice to the Contractor. However, nothing herein shall be construed as giving the Contractor the right to perform services under this Agreement beyond the time when such services become unsatisfactory to the Manager.

**B.** If this Agreement is terminated by the City with cause, the Contractor shall be compensated for, and such compensation shall be limited to, (1) the sum of the amounts contained in invoices which it has submitted and which have been approved by the City, (2) the reasonable value to the City of the work which the Contractor performed prior to the date of the termination notice, but which had not yet been approved for payment, and (3) the cost of any work which the Manager approves in writing which he determines is needed to accomplish an orderly termination of the work.

**C.** The City has the right to terminate this Agreement, without cause, on thirty (30) days written notice to the Contractor. However, nothing herein shall be construed as giving the Contractor the right to perform services under this Agreement beyond the time when such services become unsatisfactory to the Manager.

**D.** If this Agreement is terminated by the City without cause, the Contractor shall also be compensated for any reasonable costs it has actually incurred in performing services hereunder prior to the date of the termination.

**E.** If this Agreement is terminated, the City shall take possession of all materials, equipment, tools and facilities owned by the City which the Contractor is using by whatever method it deems expedient, and the Contractor shall deliver to the City all drafts or other documents it has completed or partially completed under this Agreement, together with all other items, materials and documents which have been paid for by the city, and these documents and materials shall be the property of the City. Copies of work product incomplete at the time of

termination shall be marked "DRAFT-INCOMPLETE". The City shall use any and all such incomplete documents or incomplete data at its own risk.

**F.** Upon termination of this Agreement by the City, the Contractor shall have no claim of any kind whatsoever against the City by reason of such termination or by reason of any act incidental thereto, except for compensation for work satisfactorily performed as described herein.

**9. WHEN RIGHTS AND REMEDIES NOT WAIVED:** In no event shall any payment by the City hereunder constitute or be construed to be a waiver by the City of any breach of term, covenant, or condition or any default which may then exist on the part of the Contractor, and the making of any such payment when any such breach or default shall exist shall not impair or prejudice any right or remedy available to the City with respect to such breach or default; and no assent, expressed or implied, to any breach of any one or more terms, covenants, or conditions of the Agreement shall be construed as a waiver of any succeeding or other breach.

**10. INDEMNIFICATION:**

**A.** To the fullest extent permitted by law, the Contractor hereby agrees to defend, indemnify, reimburse and hold harmless City, its appointed and elected officials, agents and employees for, from and against all liabilities, claims, judgments, suits or demands for damages to persons or property arising out of, resulting from, or related to the work performed under this Agreement that are due to the negligence or fault of the Contractor or the Contractor's agents, representatives, subcontractors, or suppliers ("Claims"). This indemnity shall be interpreted in the broadest possible manner consistent with the applicable law to indemnify the City.

**B.** Contractor's duty to defend and indemnify City shall arise at the time written notice of the Claim is first provided to City regardless of whether suit has been filed and even if Contractor is not named as a Defendant.

**C.** Contractor will defend any and all Claims which may be brought or threatened against City and will pay on behalf of City any expenses incurred by reason of such Claims including, but not limited to, court costs and attorney fees incurred in defending and investigating such Claims or seeking to enforce this indemnity obligation. Such payments on behalf of City shall be in addition to any other legal remedies available to City and shall not be considered City's exclusive remedy.

**D.** Insurance coverage requirements specified in this Agreement shall in no way lessen or limit the liability of the Contractor under the terms of this indemnification obligation. The Contractor shall obtain, at its own expense, any additional insurance that it deems necessary for the City's protection.

**E.** This defense and indemnification obligation shall survive the expiration or termination of this Agreement.

**11. EXAMINATION OF RECORDS:** The Contractor agrees that any duly authorized representative of the City, including the City Auditor or his representative, shall, until the expiration of three (3) years after the final payment under this Agreement, have access to and the right to examine any directly pertinent books, documents, papers and records of the Contractor, involving transactions related to this Agreement.

**12. NO AUTHORITY TO BIND CITY TO CONTRACTS:** The Contractor has no authority to bind the City on any contractual matters. Final approval of all contractual matters which obligate the City must be by the City, as required by Charter and ordinance.

**13. VENUE, GOVERNING LAW:** Each and every term, condition, or covenant herein is subject to and shall be construed in accordance with the provisions of Colorado law, the Charter of the City and County of Denver and the ordinances, rules, regulations, and Executive Orders enacted and/or promulgated pursuant thereto. The Charter and Revised Municipal Code of the City and County of Denver, as the same may be amended from time to time, are hereby expressly incorporated into this Agreement as if fully set out herein by this reference. Venue for any action arising hereunder shall be in the District Court for City and County of Denver, Colorado.

**14. USE, POSSESSION OR SALE OF ALCOHOL OR DRUGS:** The Contractor, his or her officers, agents, and employees shall cooperate and comply with the provisions of Executive Order 94 and Attachment A thereto concerning the use, possession or sale of alcohol or drugs. Violation of these provisions or refusal to cooperate with implementation of the policy can result in the City barring the Contractor from City facilities or participating in City operations.

**15. ASSIGNMENT AND SUBCONTRACTING:** The City is not obligated or liable under this Agreement to any party other than the Contractor named herein. The Contractor understands and agrees that he or she shall not assign or subcontract with respect to any of his or

her rights, benefits, obligations or duties under this Agreement except upon prior written consent and approval of the City, which consent or approval may be withheld in the absolute discretion of the City; and in the event any such assignment or subcontracting shall occur, such action shall not be construed to create any contractual relationship between the City and such assignee or subcontractor, and the Contractor herein named shall remain fully responsible to the City according to the terms of this Agreement.

**16. NO WAIVER OF RIGHTS:** No assent, expressed or implied, to any breach of any one or more covenants, provisions or conditions of the Agreement shall be construed as a waiver of any succeeding or other breach.

**17. NO DISCRIMINATION IN EMPLOYMENT:** In connection with the performance of work under this Agreement, the Contractor agrees not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability; and the Contractor further agrees to insert the foregoing provision in all subcontracts hereunder.

**18. CONFLICT OF INTEREST:** The parties agree that no employee of the City shall have any personal or beneficial interest whatsoever in the services or property described herein and the Contractor further agrees not to hire or contract for services any employee or officer of the City which would be in violation of the Denver Revised Municipal Code, Chapter 2, Article IV, Code of Ethics, or Denver City Charter §§ 1.2.8, 1.2.9, and 1.2.12.

The Contractor agrees that it will not engage in any transaction, activity or conduct which would result in a conflict of interest under this Agreement. The Contractor represents that it has disclosed any and all current or potential conflicts of interest. A conflict of interest shall include transactions, activities or conduct that would affect the judgment, actions or work of the Contractor by placing the Contractor's own interests, or the interests of any party with whom the Contractor has a contractual arrangement, in conflict with those of the City. The City, in its sole discretion, shall determine the existence of a conflict of interest and may terminate this Agreement in the event such a conflict exists after it has given the Contractor written notice which describes the conflict. The Contractor shall have thirty (30) days after the notice is received to eliminate or cure the conflict of interest in a manner which is acceptable to the City.



**19. INSURANCE:**

**A. General Conditions:** Contractor agrees to secure, at or before the time of execution of this Agreement, the following insurance covering all operations, goods or services provided pursuant to this Agreement. Contractor shall keep the required insurance coverage in force at all times during the term of the Agreement, or any extension thereof, during any warranty period and maintain coverage including products and completed operations for three (3) years after termination of the Agreement. The required insurance shall be underwritten by an insurer licensed or authorized to do business in Colorado and rated by A.M. Best Company as “A-”VIII or better. Each policy shall contain a valid provision or endorsement requiring notification to the City in the event any of the required policies be canceled or non-renewed before the expiration date thereof. Such written notice shall be sent to the parties identified in the Notices section of this Agreement. Such notice shall reference the City contract number listed on the signature page of this Agreement. Said notice shall be sent thirty (30) days prior to such cancellation or non-renewal unless due to non-payment of premiums for which notice shall be sent ten (10) days prior. If such written notice is unavailable from the insurer, Contractor shall provide written notice of cancellation, non-renewal and any reduction in coverage to the parties identified in the Notices section by certified mail, return receipt requested within three (3) business days of such notice by its insurer(s) and referencing the City’s contract number. If any policy is in excess of a deductible or self-insured retention, the City must be notified by the Contractor. Contractor shall be responsible for the payment of any deductible or self-insured retention. The insurance coverages specified in this Agreement are the minimum requirements, and these requirements do not lessen or limit the liability of the Contractor. The Contractor shall maintain, at its own expense, any additional kinds or amounts of insurance that it may deem necessary to cover its obligations and liabilities under this Agreement.

**B. Proof of Insurance:** Contractor shall provide a copy of this Agreement to its insurance agent or broker. Contractor may not commence services or work relating to the Agreement prior to placement of coverages required under this Agreement. Contractor certifies that the certificate of insurance attached as **Exhibit E**, preferably an ACORD certificate, complies with all insurance requirements of this Agreement. The City requests that the City’s contract number be referenced on the Certificate. The City’s acceptance of a certificate of insurance or other proof of insurance that does not comply with all insurance requirements set

forth in this Agreement shall not act as a waiver of Contractor's breach of this Agreement or of any of the City's rights or remedies under this Agreement. The City's Risk Management Office may require additional proof of insurance, including but not limited to policies and endorsements.

**C. Owner's and Contractor's Protective Liability Insurance:** Contractor's insurer(s) shall name the City and County of Denver, its elected and appointed officials, employees and volunteers as named insureds on an Owner's and Contractor's Protective Liability Policy. The Policy limit will equal the requested General Liability and Excess Liability limits.

**D. Waiver of Subrogation:** For all coverages required under this Agreement, Contractor's insurer shall waive subrogation rights against the City.

**E. Subcontractors and Subconsultants:** All subcontractors and subconsultants (including independent contractors, suppliers or other entities providing goods or services required by this Agreement) shall be subject to all of the requirements herein and shall procure and maintain the same coverages required of the Contractor. Contractor shall ensure that all such subcontractors and subconsultants maintain the required coverages. Contractor agrees to provide proof of insurance for all such subcontractors and subconsultants upon request by the City.

**F. Workers' Compensation/Employer's Liability Insurance:** Contractor shall maintain the coverage as required by statute for each work location and shall maintain Employer's Liability insurance with limits of \$100,000 per occurrence for each bodily injury claim, \$100,000 per occurrence for each bodily injury caused by disease claim, and \$500,000 aggregate for all bodily injuries caused by disease claims. Contractor expressly represents to the City, as a material representation upon which the City is relying in entering into this Agreement, that none of the Contractor's officers or employees who may be eligible under any statute or law to reject Workers' Compensation Insurance shall effect such rejection during any part of the term of this Agreement, and that any such rejections previously effected, have been revoked as of the date Contractor executes this Agreement.

**G. Commercial General Liability:** Contractor shall maintain a Commercial General Liability insurance policy with limits of \$1,000,000 for each occurrence, \$1,000,000 for each personal and advertising injury claim, \$2,000,000 products and completed operations aggregate, and \$2,000,000 policy aggregate.

**H. Business Automobile Liability:** Contractor shall maintain Business Automobile Liability with limits of \$1,000,000 combined single limit applicable to all owned, hired and non-owned vehicles used in performing services under this Agreement.

**I. Professional Liability (Errors & Omissions):** Contractor shall maintain limits of \$1,000,000 per claim and \$1,000,000 policy aggregate limit. Policy shall include a severability of interest or separation of insured provision (no insured vs. insured exclusion) and a provision that coverage is primary and non-contributory with any other coverage or self-insurance maintained by the City.

**J. Additional Provisions:**

(1) For Commercial General Liability the policy must provide the following:

(a) That this Agreement is an Insured Contract under the policy;

(b) Defense costs are outside the limits of liability;

(c) A severability of interests or separation of insureds provision (no insured vs. insured exclusion); and

(d) A provision that coverage is primary and non-contributory with other coverage or self-insurance maintained by the City.

(2) For claims-made coverage:

(a) The retroactive date must be on or before the contract date or the first date when any goods or services were provided to the City, whichever is earlier

(3) Contractor shall advise the City in the event any general aggregate or other aggregate limits are reduced below the required per occurrence limits. At their own expense, and where such general aggregate or other aggregate limits have been reduced below the required per occurrence limit, the Contractor will procure such per occurrence limits and furnish a new certificate of insurance showing such coverage is in force.

**20. COLORADO GOVERNMENTAL IMMUNITY ACT:** The parties hereto understand and agree that the City is relying upon, and has not waived, the monetary limitations and all other rights, immunities and protection provided by the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, *et seq.*

**21. NO THIRD PARTY BENEFICIARY:** It is expressly understood and agreed that enforcement of the terms and conditions of this Agreement, and all rights of action relating

to such enforcement, shall be strictly reserved to the City and the Contractor, and nothing contained in this Agreement shall give or allow any such claim or right of action by any other or third person on such Agreement, including but not limited to subcontractors and suppliers. It is the express intention of the City and the Contractor that any person other than the City or the Contractor receiving services or benefits under this Agreement shall be deemed to be an incidental beneficiary only.

**22. DISPUTES:** All disputes of whatsoever nature between the City and Contractor regarding this Agreement shall be resolved by administrative hearing, pursuant to the procedure established by Denver Revised Municipal Code, Section 56-106. For the purpose of that procedure, the City official rendering a final determination shall be the City representative identified in Paragraph 2 hereof.

**23. TAXES, CHARGES AND PENALTIES:** The City shall not be liable for the payment of taxes, late charges or penalties of any nature, except as required by Denver's Revised Municipal Code.

**24. TOBACCO PRODUCTS:** There shall be no sale or advertising of tobacco products on the premises or in facilities owned or operated or controlled by the City and County of Denver. "Sale" includes promotional distribution, whether for consideration or not, as well as commercial transactions for consideration. "Advertising" includes the display of commercial and noncommercial promotion of the purchase or use of tobacco products through any medium whatsoever, but does not include any advertising and sponsoring which is a part of a performance or show or event displayed or held in city facilities.

**25. NOTICES:** Notices concerning the termination of this Agreement, notices of alleged or actual violations of the terms or conditions of this Agreement, and other notices of similar importance shall be made:

By Contractor to:     Manager of General Services  
                                  201 West Colfax Avenue  
                                  Denver, Colorado 80202

And by the City to:    KONE INC.  
                                  One Montgomery Court, PO Box 429  
                                  Moline IL, 61265

**26. SURVIVAL OF CERTAIN PROVISIONS:** The parties understand and agree that all terms, conditions and covenants of this Agreement, together with any exhibits and attachments hereto, any or all of which by reasonable implication, contemplate continued performance or compliance beyond the expiration or termination of this Agreement (by expiration of the term or otherwise), shall survive such expiration or termination and shall continue to be enforceable as provided herein. Without limiting the generality of the foregoing, the Contractor's obligations for the provision of insurance and for indemnity to the City shall survive for a period equal to any and all relevant statutes of limitation, plus the time necessary to fully resolve any claims, matters or actions begun within that period.

**27. PARAGRAPH HEADINGS:** The captions and headings set forth herein are for convenience of reference only, and shall not be construed so as to define or limit the terms and provisions hereof.

**28. SEVERABILITY:** It is understood and agreed by the parties hereto that if any part, term, or provision of this Agreement, except for the provisions of this Agreement requiring prior appropriation of funds and limiting the total amount payable by the City, is by the courts held to be illegal or in conflict with any law of the State of Colorado, the validity of the remaining portions or provisions shall not be affected, and the rights and obligations of the parties shall be construed and enforced as if the Agreement did not contain the particular part, term, or provision held to be invalid.

**29. AGREEMENT AS COMPLETE INTEGRATION-AMENDMENTS:** This Agreement is intended as the complete integration of all understandings between the parties. No prior or contemporaneous addition, deletion, or other amendment hereto shall have any force or effect whatsoever, unless embodied herein in writing. No subsequent novation, renewal, addition, deletion, or other amendment hereto shall have any force or effect unless embodied in a written amendatory or other Agreement properly executed by the parties. This Agreement and any amendments shall be binding upon the parties, their successors and assigns.

**30. LEGAL AUTHORITY:**

**A.** The Contractor assures and guarantees that he or she possesses the legal authority, pursuant to any proper, appropriate and official motion, resolution or action passed or taken, to enter into this Agreement.

**B.** The person or persons signing and executing this Agreement on behalf of the Contractor do hereby warrant and guarantee that he/she or they have been fully authorized by the Contractor to execute this Agreement on behalf of the Contractor and to validly and legally bind the Contractor to all the terms, performances and provisions herein set forth.

**C.** The City shall have the right, at its option, to either temporarily suspend or permanently terminate this Agreement, if there is a dispute as to the legal authority of either the Contractor or the person signing the Agreement to enter into this Agreement. The City shall not be obligated to pay Contractor for any performance of the provisions of this Agreement after the City has suspended or terminated this Agreement as provided in this Paragraph.

**31. NO CONSTRUCTION AGAINST DRAFTING PARTY:** Each of the Parties acknowledge that each of them and their respective counsel have had the opportunity to review this Agreement and that this Agreement shall not be construed against any Party merely because this Agreement or any of its provisions, have been prepared by a particular Party.

**32. CONTRACT DOCUMENTS; ORDER OF PRECEDENCE:** This Agreement consists of Paragraphs 1 through 36, which precede the signature page, and the following attachments which are incorporated herein and made a part hereof by reference:

<b>Exhibit A</b>	<b>Scope of Services</b>
<b>Exhibit B</b>	<b>Sample Work Order</b>
<b>Exhibit C</b>	<b>Pricing Proposal</b>
<b>Exhibit D</b>	<b>Work Order Change</b>
<b>Exhibit E</b>	<b>Certificates of Insurance / Evidence Coverage</b>
<b>Exhibit F</b>	<b>Prevailing Wage Rates</b>

In the event of (i) an irreconcilable conflict between a provision of Paragraphs 1 through 38, and any of the listed attachments or between provisions of any attachments, such that it is impossible to give effect to both, the order of precedence to determine which document shall control to resolve such conflict, is as follows, in descending order:

- Paragraphs 1 through 36
- Exhibit C**
- Exhibit A**
- Exhibit F**
- Exhibit E**

**Exhibit C**

**Exhibit B**

**Exhibit D**

**33. OWNERSHIP OF WORK PRODUCT:** All plans, drawings, reports, submittals and other documents submitted to the City or its authorized agents by the Contractor shall become and are the property of the City, and the City may, without restriction, make use of such documents and underlying concepts as it sees fit. The Contractor shall not be liable for any damage, which may result from any use of such documents for purposes other than those described in this Agreement.

**34. PAYMENT OF PREVAILING WAGE RATES:**

**A.** Pursuant to Section 20-76 of the Denver Revised Municipal Code, the Contractor and each of its subcontractors shall pay every worker, laborer or mechanic employed by it directly upon the site of the work under this Agreement the full amounts accrued at the time of payment, computed at wage rates not less than those shown on the current prevailing wage rate schedule, **Exhibit F**, for each class of employees included in this Agreement. The wages shall be those prevailing as of the date of this Agreement, and the Contractor shall post in a prominent and easily accessible place, a copy of the wage rates for the positions or positions to which the prevailing wage ordinance applies. All construction workers, mechanics and other laborers shall be paid at least once per week; non-construction workers such as janitorial or custodial workers shall be paid at least twice per month.

**B.** The Contractor shall furnish to the City Auditor or his authorized representative, each week during which work is performed under this Agreement, a true and correct copy of the payroll records of all workers employed to perform the work, to whom the prevailing wage ordinance applies. All such payroll records shall include information showing the number of hours worked by each worker, the hourly pay of such worker, any deductions made from pay, and the net amount of pay received by such worker for the period covered by the payroll. The payroll record shall be accompanied by a sworn statement of the Contractor that the copy is a true and correct copy of the payroll records of all workers performing such work, either for the Contractor or a subcontractor, that payments were made to the workers as set forth in the payroll records, that no deductions were made other than those set forth in such records, and that all workers were paid the prevailing wages as set forth in this Agreement.

C. If the term of this Agreement extends for more than one year, the minimum City prevailing wage rates which shall be paid during any subsequent yearly period or portion thereof shall be the wage rates in effect on the yearly anniversary date of this Agreement which begins such subsequent period. Decreases in prevailing wages subsequent to the date of this Agreement shall not be effective except on the yearly anniversary date of this Agreement. In no event shall any increases in prevailing wages after the first anniversary of this Agreement result in any increased liability on the part of the City and the possibility and risk of any such increase is assumed by the Contractor.

D. If the Contractor or any subcontractor fails to pay such wages as required herein, the City Auditor shall not approve any warrant or demand for payment to the Contractor until the Contractor furnishes to the Auditor evidence satisfactory to the Auditor that such wages so required by this Agreement have been paid. The Contractor may utilize the procedures set out in D.R.M.C. §20-76(d)(4) to satisfy the requirements of this provision.

E. If any worker to whom the prevailing wages are to be paid, employed by the Contractor or any subcontractor to perform work hereunder, has not been or is not being paid a rate of wages required by this Paragraph 34, the Manager of General Services may by written notice to the Contractor, suspend by a stop-work order or terminate the Contractor's services hereunder, or the part of such services performed by such workers. The issuance of a stop-work order shall not relieve the Contractor of any obligations or liabilities to the City under this Agreement, including liability to the City for any extra costs incurred by it in obtaining replacement elevator maintenance and repair services while any such stop-work order is in effect or following termination for such cause.

**35. NO EMPLOYMENT OF ILLEGAL ALIENS TO PERFORM WORK UNDER THE AGREEMENT:**

A. This Agreement is subject to Division 5 of Article IV of Chapter 20 of the Denver Revised Municipal Code, and any amendments (the "Certification Ordinance").

B. The Contractor certifies that:

(1) At the time of its execution of this Agreement, it does not knowingly employ or contract with an illegal alien who will perform work under this Agreement.



(2) It will participate in the E-Verify Program, as defined in § 8 17.5-101(3.7), C.R.S., to confirm the employment eligibility of all employees who are newly hired for employment to perform work under this Agreement.

C. The Contractor also agrees and represents that:

(1) It shall not knowingly employ or contract with an illegal alien to perform work under the Agreement.

(2) It shall not enter into a contract with a subconsultant or subcontractor that fails to certify to the Contractor that it shall not knowingly employ or contract with an illegal alien to perform work under the Agreement.

(3) It has confirmed the employment eligibility of all employees who are newly hired for employment to perform work under this Agreement, through participation in the E-Verify Program.

(4) It is prohibited from using the E-Verify Program procedures to undertake pre-employment screening of job applicants while performing its obligations under the Agreement, and that otherwise requires the Contractor to comply with any and all federal requirements related to use of the E-Verify Program including, by way of example, all program requirements related to employee notification and preservation of employee rights.

(5) If it obtains actual knowledge that a subconsultant or subcontractor performing work under the Agreement knowingly employs or contracts with an illegal alien, it will notify such subconsultant or subcontractor and the City within three (3) days. The Contractor will also then terminate such subconsultant or subcontractor if within three (3) days after such notice the subconsultant or subcontractor does not stop employing or contracting with the illegal alien, unless during such three-day period the subconsultant or subcontractor provides information to establish that the subconsultant or subcontractor has not knowingly employed or contracted with an illegal alien.

(6) It will comply with any reasonable request made in the course of an investigation by the Colorado Department of Labor and Employment under authority of § 8-17.5-102(5), C.R.S, or the City Auditor, under authority of D.R.M.C. 20-90.3.

**D.** The Contractor is liable for any violations as provided in the Certification Ordinance. If Contractor violates any provision of this section or the Certification Ordinance, the City may terminate this Agreement for a breach of the Agreement. If the Agreement is so terminated, the Contractor shall be liable for actual and consequential damages to the City. Any such termination of a contract due to a violation of this section or the Certification Ordinance may also, at the discretion of the City, constitute grounds for disqualifying Contractor from submitting bids or proposals for future contracts with the City.

**36. CITY EXECUTION OF AGREEMENT:** This Agreement is expressly subject to, and shall not be or become effective or binding on the City until it has been fully executed by all signatories of the City and County of Denver.

**37. ELECTRONIC SIGNATURES AND ELECTRONIC RECORDS:** Contractor consents to the use of electronic signatures by the City. The Agreement, and any other documents requiring a signature hereunder, may be signed electronically by the City in the manner specified by the City. The Parties agree not to deny the legal effect or enforceability of the Agreement solely because it is in electronic form or because an electronic record was used in its formation. The Parties agree not to object to the admissibility of the Agreement in the form of an electronic record, or a paper copy of an electronic document, or a paper copy of a document bearing an electronic signature, on the ground that it is an electronic record or electronic signature or that it is not in its original form or is not an original.

**38. COOPERATION ON CLAIMS:** City agrees to cooperate with Contractor in the investigation and resolution of any claims brought against either of them arising out of this agreement.

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**Contract Control Number:**

IN WITNESS WHEREOF, the parties have set their hands and affixed their seals at Denver, Colorado as of

SEAL

**CITY AND COUNTY OF DENVER**

ATTEST:

By \_\_\_\_\_

\_\_\_\_\_

APPROVED AS TO FORM:

REGISTERED AND COUNTERSIGNED:

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_



**Contract Control Number:** GENRL-201414653-00

**Contractor Name:** Kone Inc.



By: \_\_\_\_\_

Name: \_\_\_\_\_

(please print)

**Jeri Blum**  
**Senior Vice President West Region**

Title: \_\_\_\_\_

(please print)

**ATTEST: [if required]**

By: \_\_\_\_\_

Name: \_\_\_\_\_

(please print)

Title: \_\_\_\_\_

(please print)



# **Exhibit A**

## **Scope of work Exhibit A**

### 1. GENERAL DEFINITION OF PRODUCTS AND/OR SERVICES:

Contractor shall provide services to the City in relation to ELEVATOR, ESCALATOR AND WALKWAY MAINTENANCE AND MODERNIZATION SERVICES AND RELATED SOLUTIONS, including but not limited to:

- a. **Elevator, Escalator, Walkway, Wheelchair Lift, Platform Lift, and Dumbwaiter Maintenance:** This includes the furnishing of all material, labor, supervision, tools, supplies, and other expenses necessary to provide full service and preventative maintenance services, and repairs of every description, including inspections, adjustments, test and replacement of parts as herein specified for all equipment covered under this contract. Contractor shall offer services for all manufacturers' equipment to keep equipment in safe, fully operational condition. Such maintenance services shall include reliable established and documented maintenance procedures and schedules to insure reliable performance of equipment under a regularly scheduled program. Contractor shall use a structured maintenance management program to deliver high quality service tailored to each specific unit's needs. Equipment type, component life, equipment usage, and building environment shall be taken into account by the contractor in this scheduling system, which shall be used to plan maintenance activities in advance. Contractor shall have an established system for fully documenting maintenance procedures performed, Service Requests received and answered and major repairs scheduled and completed. Contractor shall have an effective system of self-audit mechanism to insure designated tasks are completed as scheduled, with the ability to provide an annual periodic written condition report covering each piece of equipment.
  
- b. **Elevator, Escalator, Walkway, Wheelchair Lift, Platform Lift and Dumbwaiter Modernization:** This includes the furnishing of all material, labor, supervision, tools, supplies and other expenses necessary to provide repairs, upgrades and modernization of every description for all equipment covered under this contract. Contractor shall offer the complete range of repairs and upgrade solutions ranging from any improvement, modification, renovation or additional equipment or features added or made to existing elevators, escalators, and walkway equipment to better the performance, safety, cosmetic appearance or to meet any new code (building or equipment) requirements, local jurisdiction requirements, insurance requirements or to repair any equipment that may need to be modified or replaced due to obsolescence, flood, fire, any damage done to equipment for any reason, part failure, misuse or age. Examples include, but are not limited to, new or update controllers for all types of equipment, new or update signal fixtures for all types of equipment, new hydraulic jack, machine or pump

unit modifications or replacements, new or modifications to elevator cab interiors, new door edges, new valves, new ropes, new or modified door equipment, new or modified car door operators, new or modified hoistway doors or equipment, ADA upgrades, any code upgrades, and escalator or walkway steps or pallets, complete replacement (except for truss) and handrails.

Contractor and its mechanics shall be licensed by the State of Colorado as required by the Elevator and Escalator Certification Act.

Any corrections found to be necessary within twenty (20) days of the termination of agreement or any extension thereof shall be the responsibility of the Contractor.

In addition to all of the specifications outlined in this Scope of Work, any and all items in the manufacture's literature concerning preventative maintenance and any other pertinent procedures must be performed according to the manufacturer's specifications and timelines.

## 2. OSHA GUIDELINES:

Contractor shall be familiar with and operate within the guidelines as set forth by the Occupational Safety and Health Act.

For all operations requiring the placement and movement of the Contractor's equipment, Contractor shall observe and exercise and compel its employees to observe and exercise all necessary caution and discretion so as to avoid injury to persons, damage to property of any and all kinds, and annoyance to or undue interference with the movement of the public and City personnel.

All ladders, scaffolding or other devices used to reach the surface of objects not otherwise accessible, shall be of sound construction, firm and stable, and shall be maintained in good condition. All such equipment shall be moved onto the areas where they are required, placed, shifted where necessary, and removed from the areas in such manner as to provide maximum safety to persons and property and cause the least possible interference with the normal usage of such areas by the public and City personnel.

## 3. CONSTRUCTION AND REMODELING CONTRACTING PROVISIONS:

- A. PROTECTION OF PROPERTY: The Contractor shall assume full responsibility and expense for the protection of all public and private property, structures, water mains, sewers, utilities, etc., both above and below ground, at or near the site or sites of the work being performed under the contract, or which are in any manner affected by the prosecution of the work or the transportation of men and materials in connection therewith. The Contractor shall give

reasonable written notice in advance to the Department of the City having charge of any property or utilities owned by the City and to other owner or owners of public or private property or utilities when they shall be affected by the work to be performed under the contract, and shall make all necessary arrangements with such department, departments, owner or owners for the removal and replacement or protection of such property or utilities.

- B. **METHODS OF OPERATION:** Construction work started by the Contractor on any unit of his/her contract must be continuously and actively prosecuted with an optimum complement of workmen and equipment to expedite completion in the shortest possible time. The Contractor shall organize to do this construction eight hours per day from Monday to Friday inclusive in each week, excluding legal holidays.

All work shall be accomplished by workers proficient and experienced in the trades required and in an orderly and responsible manner in accordance with recognized standards and the plans and specifications.

Premises shall be kept clean and neat. Materials, scrap and equipment not having further use at the site shall be promptly removed from the job site. Disposal of Contractor's waste materials in the City's containers is prohibited unless prior permission has been granted.

#### 4. WARRANTY GUARANTEE:

Contractor warrants and guarantees to the City that all equipment and materials to be furnished under this agreement are free from all defects in workmanship and materials. Contractor further warrants, guarantees and agrees to remedy all such defects and to replace at Contractor's expense and at no expense to the City any or all labor, transportation, part or parts of the equipment or materials to be furnished under this agreement which are or become defective due to such defects within twelve (12) months after date of receipt by the City within ten (10) business days after receipt of notification of such defect(s).

#### 5. DEFECTIVE MATERIAL:

Contractor shall agree to accept, for full credit and return shipping charges, the return of any item received which is found to be deficient in quality or defective in packaging so as to render the item unusable for its intended purpose. Merchandise so designated shall be replaced at the full expense of the Contractor within seven (7) calendar days.

#### 6. STANDARD WORK PROCESSES:

Contractor shall have in its possession written procedures of all maintenance tasks to be performed, complete and thorough in description. These written procedures shall include



the step-by-step tasks necessary to comprehensively complete the procedure. Written procedures shall be made available to all Contractor personnel who could reasonably expect to be working on any of the equipment covered under this contract on either a permanent or temporary basis. The purpose of this requirement is to ensure uniformity of the quality of work performed and to provide documentation toward that goal.

#### 7. SCHEDULING OF WORK:

Contractor shall use a standardized scheduling method to plan the required maintenance procedures for each unit. The required maintenance procedures shall be determined for each unit based on the equipment usage, age of the equipment, or reliability of the unit. Appropriate maintenance procedures shall be initiated to provide reliable performance from each unit covered under this agreement. Service Request history shall be made available to the Participating Public Agency and should the frequency of Service Requests increase, additional service shall be scheduled to improve the performance of the equipment. Reliability of the equipment is essential to a successful maintenance program, and shall be used as a measure of successful performance under this agreement. Contractor shall have an established system whereby all maintenance tasks and procedures are planned and scheduled in advance, based upon actual site conditions.

Contractor shall use the maintenance management program to plan and record completion of maintenance procedures as defined in the standard work practices at the proper intervals. Intervals shall be monitored and recorded so as to properly schedule these procedures in advance. All Normal Maintenance Services shall be provided during normal business hours, excluding elevator trade holidays, except as otherwise specified.

#### 8. MAINTENANCE RECORDS:

Contractor shall have an established record keeping system. The documentation system shall include all reports of elevator Service Requests placed by the City and track the time and date of each occurrence, the response time and nature of the problem both reported and ultimately discovered and the steps taken to correct the problem. These records shall also be kept on an individual unit basis.

Contractor shall keep archived a maintenance history, used by the technician to record completed work. The maintenance history shall indicate the last completion date for each procedure by unit. The history shall be maintained throughout the life of the contract so that procedures completed in years prior to the current year are properly documented.

Contractor shall provide copies of all service tickets, initialed and checked Maintenance Report form to City and any Participating Public Agency with invoice.

When a technician is onsite for maintenance, the time ticket may be emailed from the technicians PDA phone to the facility manager. In cases where the technician is onsite for

a Service Request, a City representative's signature shall be obtained onsite and then the time ticket shall be emailed to the facility manager. In addition, when Contractor's invoices are submitted to the City, the electronic tickets shall be provided in conjunction with the invoices.

Contractor shall maintain in the elevator, escalator or walkway machine room all maintenance records in accordance with the requirements of ASME A17.1, 2004, Item 8.6.1.4.

At any other time, at the City's request, Contractor shall provide the City with additional copies of its standard Customer report of repairs, tests, and Service Requests for the units, listed per unit.

Plans and documents shall be updated with any changes made and shall remain in possession and ownership by the City. Documentation shall include all programming changes and modifications to protect the reliability of the documentation.

#### 9. USE OF TECHNOLOGY:

Contractor shall have the capability to effectively use advanced technology to enhance the quality and efficiency of its maintenance program. Such capabilities may include but are not limited to remote elevator monitoring technology, enhanced access to technical support for front line technicians, advanced data collection and analysis capabilities, and online customer access to maintenance records.

#### 10. ONLINE ACCESS TO RECORDS:

In addition to phone service requests, Contractor shall provide an online service to allow City direct access to a 24-hour dispatching system and database from a personal computer. This service shall allow the City to place a Service Request and review the status of the Service Request directly from the personal computer. The City shall further be able to access repair and Service Request history for any units on Contract. The Contractor shall provide instructions and training on how to use the system at no cost to the City.

At a minimum, the Contractor's online system shall be able to provide the following:

- 12 month rolling history of Service Request data that shall show dates, times, reported problem and resolution. Data shall be "live" to show status of call (received, dispatched, onsite, done).

- Meantime between Service Request data on a per property and per unit basis.
- 6 month history of all visits to the property including those for maintenance, Service Requests, testing, and repairs.
- Proposal history to view any open proposals and service recommendations.
- Local sales representative and superintendent contact information.
- Generate e-mails to the City for Service Request notifications, summary of Service Requests (either weekly, monthly, quarterly, or annually).
- Indicate if equipment has remote monitoring.
- Data shall be able to be downloaded in to excel or pdf format.

Prior to contract start, the Contractor shall provide the Internet web address, and instructions and training on how to use the system at no cost to the City.

#### 11. PREVENTIVE MAINTENANCE PROGRAM:

The service to be performed by the Contractor under this specification shall consist of furnishing all supplies, materials, labor, tools, equipment, supervision and any other expenses necessary to provide inspection, maintenance, adjustment, and repair for the Equipment as hereinafter listed.

Preventative Maintenance work shall be performed during normal working hours Monday through Friday 8:00 AM - 5:00 PM local City time. Weekends and holidays recognized by the International Union of Elevator Constructors are excluded from normal coverage and shall be chargeable at the rates established in this agreement.

Pricing for maintenance shall include all labor and parts except those caused due to the City's negligence, City's misuse, vandalism, power surges, acts of God, changes in design and/or construction mandated by changes in law, code or obsolescence of equipment, work involving but not limited to security systems, mainline disconnects, generators, emergency power supply, card readers, cameras, smoke detectors entrances, doors, cab lighting, cab finishes, fans, underground piping, and hydraulic cylinders will be excluded from the contractor's scope of work. KONE deems these items as not maintainable items because the damage or need for replacement cannot be prevented through preventative maintenance by KONE. For example KONE cannot perform maintenance on an elevator car door to avoid damage to the doors because of excessive force.

Obsolete items are excluded from this agreement. Obsolete items and the labor to replace them will be at the City's expense.

Obsolete parts (including, but not limited to, assemblies, parts, components or systems, etc.) are defined as follows: An item for which the original design is no longer regularly manufactured by the OEM or the original item has been replaced with an item of different design. No exception to this exclusion will be made for items defined as obsolete above simply because they can be custom made or acquired at any price. Any

modifications to existing equipment necessary to accommodate replacement components will also be at the owner's expense. Contractor will not be required to furnish reconditioned or used parts.

Contractor's Preventive Maintenance Program shall be performed in accordance with a maintenance schedule specific to City's equipment. A technician shall be assigned to the City's property, and back up technicians shall be available as required to give the City a two hour Service Request response time as required at all times. Contractor shall assign a local account representative and shall be the City's primary contact for communications regarding the agreement. Contractor shall have extensive technical support and parts inventory, at the site as needed and local warehouses and Contractor's national parts distribution center available for express delivery in emergencies.

The Contractor shall systematically examine, adjust, lubricate, clean and when conditions warrant, repair or replace the following basic and major components as well as all other mechanical or electrical equipment, including, but not limited to, the following items.

A. HYDRAULIC ELEVATORS:

Basic components: Controller components: resistors, timers, fuses, overloads, minor contacts, wiring, coils; packing, drive belts, strainers, functional components of car and corridor operating stations, hangers and tracks, door operating devices, door gibs, guide shoes, rollers, traveling cables, signal lamps (replacement during regular visits only), interlocks, door closers, buffers, switches, door protection devices, and alarm bells.

Major components: Exposed piping in the Machine Room & hoistway, motor, PC boards, pump, pump unit, solid state devices, contactors, and valve.

B. TRACTION ELEVATORS:

Basic Components: Selector motors; brake: pads, lining, disks or shoes, magnet coils, brushes & commutators; controller components: resistors, timers, fuses, overloads, minor contacts, wiring, coils; functional components of car and corridor operating stations; hangers and tracks, door operating devices, door gibs, guide shoes, rollers, traveling cables, signal lamps (replacement during regular visits only), interlocks, door closers, buffers, overspeed governors, car and counterweight safeties, alarm bells, switches, and door protection devices.

Major components: Hoist motors, hoist ropes, machine, machine & sheave bearings, machine brake, motor generators, PC boards, sheave & sheave assemblies, solid state devices, and contactors.

C. ESCALATORS:

Basic components: Step rollers, belts, controller components: resistors, timers, fuses, overloads, minor contacts, wiring, coils; brake: pads, lining, disks or shoes.

Major components: Brake, escalator machine or drive units, handrail, handrail drive chains, main drive chains or belts, PC boards, solid state devices, contactors, sprockets, step chains.

D. WALKWAYS:

Basic components: Step rollers, belts, controller components: resistors, timers, fuses, overloads, minor contacts, wiring, coils; brake: pads, lining, disks or shoes.

Major components: Brake, escalator machine or drive units, handrail, handrail drive chains, main drive chains or belts, PC boards, solid state devices, contactors, sprockets, step chains.

E. WHEELCHAIR LIFT - Oil & Grease:

The coverage of the wheel chair lift maintenance to be limited maintenance or Oil and Grease coverage. This is quarterly lubrication only no parts or labor or service requests are included in this service. Should the unit malfunction and a service request is needed for materials or a repair, the City shall be billed on a time and materials basis for the materials and labor per the agreed upon billing rates and material mark ups.

F. PLATFORM LIFT - Oil & Grease:

The coverage of the platform lift maintenance to be limited maintenance or Oil and Grease coverage. This is quarterly lubrication only no parts or labor or service requests are included in this service. Should the unit malfunction and a service request is needed for materials or a repair the City is expected to be billed on a time and materials basis for the materials and labor per the agreed upon billing rates and material mark ups.

G. DUMBWAITERS:

Basic components: Controller components: resistors, timers, fuses, overloads, minor contacts, wiring, coils; brake: pads, lining, disks or shoes, magnet coils, brushes & commutators; functional components of car and corridor operating stations; hangers and tracks, door operating devices, door gibs, guide shoes, rollers, traveling cables, signal lamps (replacement during regular visits only), interlocks, door closers, buffers, overspeed governors, car and counterweight safeties, alarm bells, switches, and door protection devices.

Major components: Brake, hoist motor, hoist ropes, machine, machine & sheave bearings, motor generators, PC boards, sheave and sheave assemblies, solid state devices, and contactors.

#### 12. CLEANING/PAINTING:

Contractor shall periodically clean the machine room, car top, and pit of debris related to work in these areas; and shall periodically paint the machine room floor.

#### 13. WIRING:

Contractor shall be responsible for maintaining wiring diagrams current with all changes/or additions made to the Equipment's wiring system in accordance with the requirements of ASME A17.1, 2004, Item 8.6.1.6.3. Any wiring changes shall be to point of origination and not spliced. The original (reproducible type) diagrams are the property of the City and are to be kept on file in the office of the building manager or the office of the building engineer at all times. Additionally one set of marked up diagrams shall remain or become the property of the City. City shall be responsible for providing wiring diagrams if none are present.

#### 14. SERVICE:

Contractor shall respond within two (2) hours to Service Requests during normal business hours when any equipment is not operating or operating improperly. Normal business hours are defined as Monday through Friday from 8:00 AM to 5:00 PM local time for the City except as otherwise specified.

Non emergency Service Requests shall be covered under the monthly Preventative Maintenance cost under this Contract from Monday – Friday, 8:00 AM – 5:00 PM (normal business hours). Should a technician need to respond outside of normal business hours, Contractor shall absorb the straight time portion of the Service Request and the City shall be responsible for the overtime portion.

During a billable Service Requests (See Section 24 for definition of billable Service Requests), travel time to and from the location is also billable per the agreed upon labor rates in this Contract. Travel time starts when the technician is in motion from his current location). The travel time from the location is the time he is in motion from the location to his next destination.

24/7 Emergency Services shall be provided by Contractor. An emergency is defined as an entrapment. Service Requests involving entrapments must have a “root cause” communicated to the agency after it is known by the Contractor.

The City reserves the right to obtain parts and/or service from another Contractor able to provide immediately on any equipment which Contractor (Kone) cannot return to service immediately for lack of appropriate equipment or parts. The City may charge back other Contractor's regular and ordinary charge to Contractor (Kone). Time is of the essence for performance.

Maintenance under this contract shall provide a constant, high quality service to properly protect all elevator, escalator, walkway, wheelchair lift, platform lift and dumbwaiter equipment from deterioration and to provide constant peak performance of all equipment, resulting in a minimum of down time for any portion of the system.

Not more than one elevator, escalator, walkway, wheelchair lift, platform lift and dumbwaiter per facility shall be out of service at one time for regular maintenance lubrication and servicing. The time of day that each elevator, escalator, walkway, wheelchair lift, platform lift and dumbwaiter can be shut down for routine maintenance shall be scheduled with the designated City representative to minimize the disruption caused by the equipment being out of service. If for any reason an elevator, escalator, walkway, wheelchair lift, platform lift or dumbwaiter should be out of service for more than two (2) hours, the Contractor shall notify the City representative when the equipment was taken out of service, the reason why and what time the equipment is expected to be put back in service for proper and safe operation.

When an elevator, escalator, walkway, wheelchair lift, platform lift, and dumbwaiter is shut down, sufficient signage shall be placed at each opening (where applicable) notifying the public that the equipment is being serviced and direct the public to alternative conveyance. A record shall be maintained by the Contractor of non-emergency maintenance items in need of correction which come to Contractor's attention and Contractor shall provide this list to the designated City representative for necessary corrective action during the Contractor's routine visits.

#### 15. EMERGENCIES:

An emergency is defined as an entrapment in the elevator. Contractor shall dispatch a technician immediately. Technician shall respond to entrapment Service Requests by being on site within 30 minutes during normal business hours. Technician shall respond to entrapment Service Request that occur outside of normal business hours by being on site within one hour. If an elevator entrapment has occurred due to misuse, travel time to and from the location shall also be included in the additional costs.

A non-emergency is defined as a Service Request that is not an entrapment. Response time during normal business hours shall be less than two hours. Response time for non-emergency Service Requests after hours shall be less than two hours.

If Contractor does not meet the 30 minute response time for entrapment, the Service Request shall not be billed.

#### 16. TESTING OF EQUIPMENT:

All pricing shall include all required safety and pressure tests, per the requirements of ASME A17.1 and A17.3 as adopted by the State of Colorado and following all city, state and federal regulations as required by law including but not limited to the monthly, yearly and 5-year tests.

Contractor shall maintain all equipment in safe condition at all times. Contractor shall recommend any changes necessary to maintain this state.

After tests have been performed, all safety devices shall be checked and adjusted as required to meet manufacturer's recommendations. Equipment shall not be placed in service until all tests, checks and adjustments are complete and equipment is in proper working condition. The Contractor shall not be held responsible for any damage to the building and equipment caused by the test, unless such damage is a result of negligence. Failure to follow correct procedures to prevent damage and failure to perform pretest examinations shall be considered negligence by the Contractor.

Contractor shall perform annual test of Firefighter's Service features on each elevator with such features as outlined in ANSI A17.1 Code, and shall provide monthly tests of this Firefighters service when local code requirements necessitate such testing to be performed by elevator service technicians.

The 3rd party inspection fees for witnessed testing and annual inspections will be the responsibility of the City.

#### 17. PARTS INVENTORY:

Contractor agrees to maintain for the performance of routine preventative maintenance, a supply of frequently used replacement parts and lubricants to meet the specific requirements of the Equipment. Any parts replaced under this contract shall be with new parts manufactured or selected by the manufacturer or with parts refurbished to manufacturer's standards. Prior approval is required by City when using refurbished parts. Contractor shall use a well-stocked service truck for Service Requests. Contractor further agrees to maintain a supply of replacement parts in its local parts warehouse inventory, available for express delivery in case of emergencies.

#### 18. WRITTEN SAFETY PROGRAM:



The Contractor shall have a written safety program or employee handbook which contains the safety policies governing: general safety rules, hazard communication, personal protective equipment, fall protection, lockout/tagout and a range of potentially hazardous job site conditions. The Contractor shall have trained employees on this policy or handbook.

The Contractor shall have an ongoing safety training program to continuously educate employees on safety issues.

#### 19. HAZARDOUS WASTE:

Contractor shall endeavor to reduce generation of waste materials, minimize risks to the environment, the City, the general public, and its employees, and shall comply with all Federal and State environmental laws and regulations. In the event hazardous materials are encountered, Contractor shall notify the City and the City shall be responsible for abatement.

#### 20. QUALITY CONTROL:

Contractor shall perform periodic surveys and audits to verify that the Equipment conforms to manufacturer's requirements for maintenance quality, safety, and code requirements. In addition, during the term of this Contract, Contractor shall maintain Service Request and repair data for each unit, and records of maintenance work completed.

The Contractor shall have implemented a statistically based Service Request reduction program. Contractor shall provide documentation of their Service Request reduction program upon City's request. The purpose is to ensure that the Contractor is actively working to reduce Service Requests on a priority basis.

#### 21. SOLE RESPONSIBILITY:

The Contractor shall use only technicians trained in maintaining the makes and models of the equipment to be maintained, supervised and directly employed by the Contractor and shall use reasonable care to see that the equipment is maintained as set forth herein. The maintenance work (with the exception of certain off site specialist work such as major motor rebuild) shall not be assigned to any agent or subcontractor without explicit written consent of Contract Administrator.

#### 22. CITY REQUIRED PROCEDURES:

**Service Category 1** (See cost items in Attachment 1 for frequency.)

The following shall be completed by the Contractor:

- Contact facility manager.
- Ride car, observing operation of doors, gates, signals, starting, stopping and unusual noises.
- Check condition of car top and pit. Clean as necessary.
- Inspect all equipment in machine room. Clean, lubricate and adjust as required.
- Check controller and selector contacts and leads. Clean, adjust or replace as required.
- If rails are lubricated, check lubrication.
- Cleaning and lubricating as required.
- Adjust, replace or repair all components.

**Service Category 2** (See cost items in Attachment 1 for frequency.)

The following shall be completed by the Contractor:

The Contractor shall examine, adjust, lubricate and, if conditions warrant, unless specifically excluded under the exclusions paragraph, repair or replace the:

Machine: including worm, gear, thrust bearings, drive sheave, sheave shaft bearings, brake coil, brake linings and components.

Pump Unit: including pump, V-belts, strainers, silencers, springs and gaskets.

Motor: including motor windings, bearings, rotating element, commutators, brushes and brush holders, contacts, relays, resistors, packing.

Motor: including motor windings, bearings, rotating element, commutators, brushes and brush holders, contacts, relays, resistors, packing.

Jack Unit: including plunger, guide bearing, packing and packing gland.

Controller: including relays, resistors, contacts, coils, leads, transformers, fuses timing devices and solid state components.

Valves: including relief valve, pilot, lowering, leveling and checking valves or any of the parts thereof.

Dispatching Equipment: including relays, resistors, contacts, coils, leads, fuses, transformers, timing devices, solid state components and car and operation stations.

- Selector: including electrical or mechanical drive components, cams, contacts, relays, resistors, leads, transformers and solid state components.
- Governor: including sheave, bearings, shafts contacts and governor jaws.
- Car: including power door operator, door protective devices, car fan, car door hangers, car door contact, load weighing equipment, car safety devices, car guide shoes and car sub flooring.
- Hoistway: including deflector sheave, secondary sheaves, buffers, governor tension assemblies, guide rails, limit switches, compensating sheave assemblies, compensating chain or cables, traveling cables, hoistway and machine room wiring, hoistway door interlocks, hoistway door hangers and gibs and auxiliary closer.
- Accessory Equipment: including all accessory elevator equipment installed prior to commencement of this contract unless excepted in the exclusions paragraph.
- Fixtures: car and hall button stations, master indicator control panels, all signal fixtures including contacts, buttons, key switches and locks, lamps and sockets.
- Furnish lubricants: compounded to specifications and selected to give the best performance.
- Furnish and maintain: hydraulic fluid at proper operating level.
- Wire ropes: Shall be renewed as often as necessary to maintain an adequate factor of safety and equalize the tension on all hoisting ropes.
- The following 3rd party equipment is not installed and maintainable by the Contractor: security features (including but not limited to smoke sensors, mainline disconnects, card readers, security push button stations, cameras, etc). Communication devices (phone or intercoms) elevator ceiling lights in cab, cab fans/blowers, Escalators: if applicable- escalator brushes.

### 23. MODERNIZATION:

Contractor shall offer a complete range of repairs and upgrade solutions ranging from any improvement, modification, renovation or additional equipment or features added or

made to existing elevators, escalators, walkway, wheelchair lift, platform lift and dumbwaiter equipment to better the performance, safety, cosmetic appearance or to meet any new code (building or equipment) requirements, local jurisdiction requirements, insurance requirements or to repair any equipment that may need to be modified or replaced due to obsolescence, flood, fire, any damage done to equipment for any reason, part failure, misuse or age. Examples include, but are not limited to, new or update controllers for all types of equipment, new or update signal fixtures for all types of equipment, new hydraulic jack, machine or pump unit modifications or replacements, new or modifications to elevator cab interiors, new door edges, new valves, new ropes, new or modified door equipment, new or modified car door operators, new or modified hoistway doors or equipment, ADA upgrades, any code upgrades, and escalator or walkway steps or pallets, complete replacement (except for truss) and handrails.

Contractor shall examine the existing equipment, determine condition of any retained components; space conditions, power supply, mainline disconnect, and make any surveys necessary to repair and/or upgrade and modernize equipment.

Any retained components are to be examined, cleaned, and adjusted as necessary.

Contractor shall provide temporary screens between equipment before work starts and remove at completion of project.

City has the first right of refusal to retain any equipment components that are to be removed and modernized with new equipment. All removed components shall remain property of the City, until the City notifies the Contractor, in writing, of removed components that City would like to retain. All remaining equipment not to be retained by the City or reused by the Contractor shall be promptly removed from the building by the Contractor at no cost to the City, and become the property of the Contractor. The Contractor shall make every attempt to recycle removed equipment. The Contractor shall correct any damage to building surfaces and surrounding areas if damaged during the removal of this equipment at no cost to the City.

Contractor shall visit the building, examine the existing conditions, power supply, mainline disconnect, and include all work needed to ensure a fully code compliant repair, upgrade or modernization.

#### 24. ADDITIONAL CHARGES:

The following is a list of all scenarios in which additional charges would apply outside of routine preventive maintenance.

- Vandalism
- Obsolete parts\*
- Occurrences and acts of god (flood, lighting, wind etc)
- Items that are out of KONE's control (end user misuse or malfunctions of other contractor's systems that integrate with the elevator system , power and life safety smoke sensors are a few examples)
- Special requests for services to be performed on overtime
- Code, insurance or local code authority required changes or additional testing required that happen during the contract period.
- Service Requests– running on arrival where no technical issues are found (false alarms)
  - In addition, the following scenarios provide a billable Service Request:
    - i. Technician answers the Service Request to find the elevator keyed off in some manner by the building (independent service, fire service, etc).
    - ii. Technician answers a Service Request outside his normal maintenance to replace a light bulb in the elevator fixtures.
    - iii. Technician answers a Service Request to find debris in the elevator door sill causing the elevator to malfunction.
    - iv. Technician answers a Service Request to find the elevator doors are timed out due to passengers holding the doors open too long and/or because the elevator infrared edge is dirty.

Repairs: Circumstances in which more than one technician would be required for a repair. Contractor must communicate to the City when this requirement arises prior to approval of any work being performed. Sample circumstances include but are not limited to those listed below:

Team repairs:

- Renewal of all ropes.
- Renewal of brake linings (except small machines).
- Shortening of all hoisting and counterweight cables.
- Replacement of any traveling cable exceeding 50 feet in length.
- Safety test where test weights are required.
- Replacement of crosshead, counterweight or deflector sheave bearings.
- Rescoring of sheaves or drums.
- Replacement of worm and gears.
- Rebabbiting of bearings.
- Hydraulic repair work except cleaning, oiling, greasing, belts, small valves, adjusting and one man pressure relief valve test performed in accordance with Appendix A, item 22.
- Adjusting or readjusting using test weights.

- Realigning guide rails.
- Replacing crossheads, stiles, safeties or equalizers.
- Hoistway door closers with hydraulic or pneumatic checks.
- All escalator and moving walk repair work must be done by a team. (Exception Article IX, Contract Service Work, callbacks and examination may be done by one person if there is no factor of safety).

Exception to above: Residence elevator as described in A.S.M.E. A 17.I code which shall be one person. Repair work shall be exclusively performed by Mechanics, Helpers and Apprentices.

One man repairs:

- Installing sound isolation.
- Replacement of door hangers (except for freight bi-parting doors).
- All door closer work (except for freight bi - parting doors).
- Rewiring car switches, governors and selectors or any other apparatus in the car.
- Refastening guide rails.
- Replacing or repairing car floor covering.
- Rewiring or reinstalling limit switches.
- Replacing automatic rail or track oilers.

One or Two Man Repairs:

- Armature repairs.
- Renewing of car shoes or roller guides.
- Repairs to cab or car gate.
- Renewal of motor bearings.
- Replacing thrust bearings.
- Rewiring controllers.

Installation and/or replacement of the following (except when the completion of such work requires more than eight (8) hours, excluding travel time, it shall be performed by a team):

- Proximity devices (door protection only).
- Emergency lighting (battery chargers and lights).
- Braille Plates.
- Telephones/Communication Devices (with existing wiring and box in place).
- Fixture Cover Plates (no wiring).

- Key switches/Security devices (with existing wiring, excluding full Fireman's Service Operation).
- Controller Wiring Changes (minor changes).
- Fixture Replacement (in existing locations only).
- Replacement of relays, timers, or mechanical devices with solid state devices and circuitry.
- The replacement of equipment on existing elevator installations.

Other repair work assignments not listed above may be one man assignments providing there is no factor of safety involved.

When escalators are prepared and/or disassembled for cleaning, oiling, greasing, adjusting and minor replacement, [minor replacement meaning work requiring one (1) hour or less], the work shall not be classed as repair work.

When escalators are prepared and/or disassembled for cleaning, etc., purposes as mentioned above, and any replacement and/or repairs requiring more than one (1) hour, only the replacement and/or repairs shall be classed as repair work.

When escalators are prepared and/or disassembled primarily for replacement and/or repairs, all work shall be classed as repair work.

## 25. REMOTE MONITORING:

Contractor shall provide Remote Monitoring services for the City of Denver at no charge. See section 30 for more detail and Attachment #4 for specific locations. Remote Monitoring for any other Participating Agencies shall be at a charge determined by the size (floors), type (hydro or traction or escalator), OEM and applications (single car or group). In most cases, the charge would be between \$750- \$1400/unit and a wireless fee of approximately \$7/month/unit depending on location.

## 26. MARKETING MEDIA:

Contractor, at City request, may provide installation and maintenance services of equipment containing marketing media (i.e. escalator hand rails, elevator doors, flat screens inside elevators, etc.).

Contractor shall install at the quote rates and cost received from the vendors of these products or services. Any item that is not code compliant (even if a variance is received) shall not be installed. If Contractor is maintaining the equipment a waiver of liability by

the owner shall be required to be signed. Advertising revenue shall be the City's responsibility 100%.

#### 27. ESTIMATED QUANTITIES:

Quantities listed are the City and County of Denver's best estimate and do not obligate the Buyer to order or accept more than City and County of Denver's actual requirements during the contract period, as determined by actual needs and availability of appropriated funds. It is expressly understood and agreed that the contract is to supply the City with its complete actual requirement of the materials specified in this proposal for the term of the contract.

#### 28. COOPERATIVE PURCHASING:

The City and County of Denver encourages and participates in cooperative purchasing endeavors undertaken by or on behalf of other governmental jurisdictions, pursuant to Denver Revised Municipal Code Sec. 20-64.5. To the extent other governmental jurisdictions are legally able to participate in cooperative purchasing endeavors, the City and County of Denver supports such cooperative activities. Further, it is a specific requirement of this agreement that pricing offered herein to the City and County of Denver may be offered by the vendor to any other governmental jurisdiction purchasing the same products.

Contractor shall deal directly with any governmental agency concerning the placement of purchase orders, freight charges for destinations outside of the Denver Metro area, contractual disputes, invoicing, and payment. The City and County of Denver shall not be liable for any costs, damages incurred by any other entity.

#### 29. PRICING:

All prices quoted shall be firm and fixed. Agencies can increase/decrease levels of service per location. A mutually agreed upon price between the City and KONE shall be met should an agency choose to change current service levels.

Locations and associated pricing for the City of Denver are detailed in Attachment 1. The City reserves the right to add/remove locations throughout the life of this contract.

At any time after the date of the Request for Proposal due date (August 7, 2013) the Contractor makes a general price reduction in the comparable price of any services covered by the contract to customers generally, an equivalent price reduction based on similar services and/or considerations shall apply to this contract for the duration of the contract period (or until the price is further reduced).



Other Participating Public Agencies should use the City of Denver's pricing as a benchmark. Individual contract pricing will vary depending on the equipment to be serviced, age of equipment, use of equipment, etc. and varying labor rates.

Pricing Attachments:

- Attachment 1: Denver Pricing (Preventative Maintenance)
- Attachment 2: Sample Pricing/National Pricing (This should be used for other Participating Public Agencies to create contracts based on their specific equipment and needs)
- Attachment 3: Repair Pricing

30. REMOTE MONITORING FOR THE CITY & COUNTY OF DENVER.

KONE will provide remote monitoring technology at no additional cost for the City and County of Denver. KONE will install wireless remote monitoring at (8) locations with total of (54) units. See Attachment 4 for the detailed list of equipment to be included for remote monitoring in this section. KONE commits to install this equipment within the first (6) months of the agreement.

One feature of this system is designed to notify KONE of a down elevator before the City & County of Denver is aware of the elevator outage. In turn this accelerates response time and decreases down time of the elevator.

31. VALUE ADD SOLUTIONS & BENEFITS TO BOTH CITY AND COUNTY OF DENVER AND U.S. COMMUNITIES

In an effort to enhance the customer service experience, KONE agrees to offer the following services and solutions to every Public Participating Agency partnered with U.S. Communities.

**Online Reporting System**

KONE will provide E-Optimum, a web based extranet system that will provide agency employees with 24/7 access to detailed and real-time information related to the performance and activities on a daily basis. E-Optimum is fully customizable through the equipment that may be viewed, level of information and functionality provided may be limited by customer, as well as, by the individual user, to ensure KONE meets each agency's individual needs and requirements. In addition the local KONE account manager will provide training on E-Optimum.

Reports may be viewed in an interactive online format or downloaded to either an Excel spreadsheet or PDF file. An unlimited number of reports and graphs may also be set up to automatically run and be emailed to the agency with specified criteria (locations/units, date range, etc.) at the agency's selected frequencies (daily, weekly, monthly, etc.). In addition to performance reports, E-Optimum allows agencies easy access to billing information including invoices and budget planning information.

The concise equipment performance reports and graphs, as well as other available functionality, saves time and will assist agencies and operations management with understanding KONE's performance. E-Optimum allows the user to find the status of a piece of equipment and to focus in on up-to-date information about any specific unit at any time. Reports can be created to include or exclude service requests caused by reasons beyond our control and can also be generated for selected timeframes.

### **Email Notification**

KONE will provide the Automatic Email Notification tool that provides agencies with updates for all work performed on the equipment. These updates are sent via email immediately once the technician has charged his time to the job and updated the job status. The email updates are provided for all work performed, including maintenance, callouts, maintenance repairs (covered under the contract), non-quoted repairs and quoted repairs.

### **Life-Cycle Management**

With KONE Care for Life, agencies can identify the potential areas of improvement in the equipment. It is an essential tool for elevator or escalator life-cycle planning and management.

KONE offers to complete a Care for Life Study on aging elevators. This is a joint business tool developed to fit the agency's requirements by analyzing, planning and upgrading the equipment in a systematic manner. KONE Care for Life consists of three steps: an assessment of the equipment, a report on its condition and a recommendation for improvement.

The Care for Life report consists of an executive summary of the existing equipment performance for quick understanding, a checklist of the performance categories for detailed analysis, and a complete listing section on measurement data.

### **Budget Planning Assistance**

KONE employs the Asset Management Plan to aid every agency planning for the future. The Asset Management Plan program is designed to collaboratively and proactively provide the agency with capital expense plans for the vertical transportation equipment. This plan informs and educates the agency on recent and upcoming changes in key areas categorized as follows: Code, Safety, Accessibility, Performance & Reliability, Aesthetics, Eco-Efficiency, and Modernization.

# **Exhibit B**



**WORK ORDER FOR ON-CALL SERVICES  
ON-CALL CONTRACT**

**Work Type:**

Facilities Management  
 Department of General Services \* City and County of Denver  
 201 W. Colfax Ave., Dept. 904 \* Denver, CO 80202  
 Phone 720.865.8680 \* FAX 720.865.7585

[www.denvergov.org](http://www.denvergov.org)

Contractor: _____	Facility Project Manager: _____
On-Call Contract No.: _____	Phone: _____
Contract No.: _____	Building Name: _____
Project ID: _____	Vendor ID: _____
Fund/Org: _____	Building Address: _____
Agency: _____	Activity: _____
Account Code: _____	

It is hereby mutually agreed that when this WORK ORDER has been signed by the contracting parties, the following described scope of task shall be executed by the CONTRACTOR in accordance with all contract documents and as herein stipulated and agreed:

The sum, as indicated hereinbelow, constitutes full and complete consideration, payment and satisfaction to the Vendor for this Work Order and the Contractor hereby agrees to make no further claims, demands, or requests of any kind whatsoever for further monies, extensions of time, or other consideration for the above described scope of work to the contract.

**THE CONTRACTOR AGREES** to furnish all material, labor, permits and perform all tasks required to complete the work for the following consideration:

Lump sum of: \_\_\_\_\_

Work Order Duration Time: \_\_\_\_\_ Calendar days. Estimated Completion Date: \_\_\_\_\_

**Approvals:**

<p>_____ Project Manager</p> <p>_____ Date</p> <p>_____ Director of Facilities Management</p> <p>_____ Date</p>	<p><b>USING AGENCY</b></p> <p>I hereby certify that funds are available that will be reserved to pay the Contractor in full for the work to be performed under this WORK ORDER.</p> <p>_____ By Using Agency Administrative or Budget Office</p> <p>_____ Date</p>
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NOTE: No persons shall authorize or perform any of the above until the Work Order has all signatures and has been distributed.	DISTRIBUTION: M. Paben, General Services - Contract Administration, and Facilities Management
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# **Exhibit C**

**ATTACHMENT 1 - CITY AND COUNTY OF DENVER PRICING**

**INSTRUCTIONS:**

Pricing shall include the furnishing of all material, labor, supervision, tools, supplies, and other expenses necessary to provide full service and preventive maintenance services, and repairs of every description, including inspections, adjustments, test and replacement parts, etc.

Service hours are 8:00 am - 5:00 pm unless otherwise noted in Special Provisions column.

Service hours listed shall be taken into consideration when Contractor is calculating Net Monthly Charge. No overtime will be allowed as long as service calls are within designated service hours for each specific location.

Locations may be added or removed during the life of the contract.



					Provide applicable hourly rate and materials cost mark up % for services outside of preventive maintenance for City and County of Denver.		Additional Information
ITEM	PROPERTY NAME	DESCRIPTION/EQUIPMENT TYPE	SPECIAL PROVISIONS	NET MONTHLY CHARGE	JOURNEYMAN HOURLY RATE	MATERIALS COST MARK UP %	
1	Denver Performing Arts Complex Parking Garage	Elevator: Six (6) Traction Elevators (3 have 8 landings and 3 have 6 landings) and one (1) Hydraulic with 3 landings  (6)-Swift, passenger traction & (1) US/Contintental, Freight/hydraulic	Service Category 1: Bi-Weekly Service Category 2: Monthly	\$ 1,194.00	\$ 160.42	15.00%	
2	McNichols Building (Formerly Annex III)	Elevator: One (1) Traction Elevator and One (1) Dumbwaiter	Service Category 1: Monthly Service Category 2: Monthly	\$ 110.00	\$ 160.42	15.00%	
3	Central Library 10 W. 14th Avenue Parkway	Eight (8) elevators, two (2) hydraulic and six (6) tension, and six (6) escalators.  Elevators 1 through 4 all have eight stops, elevators 5 and 6 are service elevators. Elevator #5 has 9 stops and elevator #6 has 10 stops. The two hydraulic elevators are #'s 7 and 8, Elevator #7 has two landings, Elevator #8 has three landings.  The escalators have 3 units going up and 3 coming down.  All equipment in the building is Schindler manufactured.	Downtime on any elevator shall not exceed two (2) business days.	\$ 4,132.00	\$ 160.42	15.00%	Denver Central Library Scope Addition: KONE will include monthly maintenance for each unit of vertical transportation. Each elevator and escalator will have planned maintenance for sixty (60) minutes. KONE will respond to comb impact and handrail inlet shutdowns at no additional charge during normal working hours. Should these safety shutdowns occur on overtime, KONE will absorb the straight time portion of the costs and only bill the Denver Public Library for the overtime portion. All lamping replacements will be included in the monthly maintenance visits at no additional charge.
4	Permit Center 200 W 14th Avenue	Elevator: Two (2) Hydraulic Elevators, Hydraulic elevators are OTIS brand.	Service Category 1: Monthly Service Category 2: Monthly	\$ 144.00	\$ 160.42	15.00%	

5	Communications Center 950 Josephine	Elevator: One (1) Hydraulic Elevator	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	
6	Family Crisis Center 2929 W 10th Avenue	Elevator: One (1) Hydraulic Elevator OTIS Hydraulic, S/N 460458, AAA21241U	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	
7	Roslyn Fleet Maintenance Building 5440 Roslyn, Building C	Elevator: One (1) Freight Elevator	Service Category 1: Monthly Service Category 2: Monthly	\$72.00	\$ 160.42	15.00%	
8	Denver County Jail 10500 E Smith Road, Buildings 21 and 22	Elevator: Two (2) Hydraulic, Two (2) Landings Elevator Type: (1) Dover, (Model # may be EC4170), (1) Schindler Model 330 A Hydro	Service Category 1: Monthly Service Category 2: Monthly	\$ 110.00	\$ 160.42	15.00%	
9	Denver County Jail 10500 E Smith Road, Building 24	Elevator: Two (2) Traction Elevator Type: (1) Kone (Bldg 24 North - 5 Landings), (1) Kone (Bldg 24 South - 4 Landings)	Service Category 1: Monthly Service Category 2: Monthly	\$ 374.00			
10	Red Rocks Visitors Center 18300 Visitor Center Drive	Elevator: Two (2) Elevators, Three (3) Landings, One Gillespie Elevator, 1 MCE HP Elevator Elevator Types: MCE, D36071 and Gillespie, D36072	This venue is approximately 30 minutes from downtown Denver and may require emergency service during off hours. Service Category 1: Monthly Service Category 2: Monthly	\$ 169.00	\$ 160.42	15.00%	



11	Police District 1 1311 W. 46th Avenue	Elevator: One (1) Hydraulic, Two Landing OTIS Brand	Service Category 1: Monthly Service Category 2: Monthly	\$ 77.00	\$ 160.42	15.00%	
12	Roslyn Administration Building 5 5440 Roslyn, Building 5	Elevator: One (1) Hydraulic Elevator	Service Category 1: Monthly Service Category 2: Monthly	\$ 72.00	\$ 160.42	15.00%	
13	Denver Social Service Building 1200 Federal Blvd	Elevator: Five (5) Traction Elevators and One (1) Hydraulic Elevator models: Dover model DMC and Dover model T-IV/M	Service Category 1: Monthly Service Category 2: Monthly	\$ 1,007.00	\$ 160.42	15.00%	
14	Police Administration Building 13th and Cherokee	Elevator: Five (5) Traction Elevators	Service Category 1: Bi-Weekly Service Category 2: Monthly	\$ 935.00	\$ 160.42	15.00%	
15	Police Pre-Arrestment Detention Facility 13th and Cherokee	Elevator: Two (2) Traction Elevators	Service Category 1: Bi-Weekly Service Category 2: Monthly Contractor must check in with the staff services before doing any work. Service hours: 5:00 pm - 8:00 am	\$ 374.00	\$ 160.42	15.00%	
16	Wastewater Management 2000 W 3rd Avenue	Elevator: Two (2) Traction Elevators, 6 Landings, KONE Inc., Microprocessor CT-75185-6	Service Category 1: Monthly Service Category 2: Monthly	\$ 374.00	\$ 160.42	15.00%	
17	Denver Performing Arts Complex (Boettcher Hall) 950 13th Street, 80204	Elevator: One (1) Hydraulic Elevators, (5) Landings Elevator: Two (2) Pit Lifts Elevators, (2) Landings PIT LIFTS WILL HAVE COMPLETE MAINTENANCE COVERATE	Service Category 1: Monthly Service Category 2: Monthly	\$ 216.00	\$ 160.42	15.00%	
18	Denver Performing Arts Complex (Buell Theatre) 950 13th Street, 80204	Elevator: Two (2) Hydraulic Elevators, (5) Landings Elevator: One (1) Freight Elevator, (3) Landings	Service Category 1: Monthly Service Category 2: Monthly	\$ 216.00	\$ 160.42	15.00%	
19	Five Parks and Recreation Centers: <u>Davis Recreation Center</u> , 3334 Holly Street 303-331-4006 <u>Community Recreation Center (also known as Special Needs Center)</u> , 1849 Emerson Street, 303-839-4800 <u>Montbello Recreation Center</u> , 15555 E 53rd Ave, 303-373-8710 <u>Rude Recreation Center</u> , 2855 W Holden Place, 303-572-4795 <u>20th Street Recreation Center</u> , 1011 20th Street, 303-295-4430	Elevator: Five (5) Elevators (One at each location.) Davis, Montbello and Rude Rec have 2 landings. Community and 20th Street Rec centers have 3 landings.	Service Category 1: Monthly Service Category 2: Monthly Downtime on any elevator shall not exceed two (2) business days.	\$ 315.00	\$ 160.42	15.00%	
20	Five Points Community Center 2855 Tremont Place	Elevator: One (1) hydraulic elevator Otis plunger electric passenger elevator, S/N 345305, Controller type HVP 2000	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	
21	Denver Fire Department Headquarters 745 W Colfax Avenue	Elevator: One (1) Hydraulic Elevator, Three (3) Landings	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	

22	City and County Building 1460 Cherokee Street	<p>Elevator: Four (4) Otis Traction Elevators with MCE Controllers Main Controller/computer for passenger elevators #1 through #4 Type: MCE Controller/VVMC-Group M3 S/N: 108845, date: 9/29/04</p> <p>#1 Motor: Model: 18ATF, S/N AD027698, Controller IMC-AC, S/N 3108844 #2: Motor 18ATF, S/N AD028817, Controller IMC-AC, S/N 3108843 #3: Motor 18ATF, S/N AD028816, Controller IMC-AC, S/N 3108842 #4: Motor 18ATF, S/N AD096983, Controller IMC-AC, S/N 3108841</p> <p>Sheriffs' Elevator One (1) Otis Traction Elevator with MCE Controllers: Main Controller/computer for passenger elevator #5: MCE Controller IMC-AC, S/N 3201890, date: 9/29/04, #5 Motor: REULAND, S/N 05-5086A-1</p> <p>Elevator: One (1) Otis Freight Elevator, S/N 146908</p> <p>Two (2) 1/2 floor Handicap lifts, one in Courtroom 100K and one in Courtroom 186L:</p>	Service Category 1: Monthly Service Category 2: Monthly	\$ 1,108.00	\$ 160.42	15.00%	
23	Police District 2 3921 Holly Street	Elevator: One (1) Hydraulic, 2 Landings (Schindler)	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	
24	Police District 3 1625 S. University Blvd.	Elevator: One (1) Hydraulic, 2 Landings (Schindler)	Service Category 1: Monthly Service Category 2: Monthly	\$ 63.00	\$ 160.42	15.00%	
25	Minoru Yasui Building 303 W Colfax Avenue	<p>Elevator: Five (5) Total, One (1) Hydraulic, Three (3) Geared, and One (1) Freight</p> <p>Elevator Models: Swift, #Z51707, #Z51704, #Z51705, #Z51706, #Z51703</p>	Service Category 1: Monthly Service Category 2: Monthly	\$ 820.00	\$ 160.42	15.00%	
26	Wellington E Webb Municipal Office Building 201 W Colfax Avenue	<p>Elevator: Fifteen (15) Total, Ten (10) Gearless, Four (4) Hydraulic, and One (1) Freight</p> <p>ThyssenKrupp Models TAC50 and DMC</p>	Service Category 1: Monthly Service Category 2: Monthly	\$ 2,785.00	\$ 160.42	15.00%	
27	Denver Performing Arts Complex Ellie Caulknis Opera House 1375 Champa	<p>Elevator: Three (3) Traction, (5 and 6) Landings</p> <p>Elevator: One (1) Freight Elevator, 5 Landings</p> <p>Wheelchair Lifts: Two (2) wheelchair lifts to be covered on a time and materials basis. To be charged at the hourly rate when contacted by City for service.</p>	Service Category 1: Monthly Service Category 2: Monthly	\$ 634.00	\$ 160.42	15.00%	

28	Denver Performing Arts Complex Champa Building 1375 Champa	Elevator: (1) Hydraulic Freight and (1) Hydraulic Passenger  (1) Dover Freight, (1) Dover Hydraulic Passenger	Service Category 1: Monthly Service Category 2: Monthly	\$ 160.00	\$ 160.42	15.00%	
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Exhibit C.1 Sample Pricing

CONTRACTOR NAME: KONE

**THIS IS FOR EXAMPLES PURPOSES ONLY. EXACT PRICING WOULD REQUIRED SITE VISITS AND SPECIFIC SCOPE OF WORK FOR FAIR COMPARISON PRICING.**

INSTRUCTIONS FOR ITEMS 1 THROUGH 5 BELOW:

1. Pricing shall include the furnishing of all material, labor, supervision, tools, supplies, and other expenses necessary to provide full service and preventative maintenance services, and repairs of every description, including inspections, adjustments, test and replacement parts, etc.
2. Service hours listed shall be taken into consideration when Contractor is pricing work. No overtime will be allowed as long as service calls are within designated service hours for each specific location.

INSTRUCTIONS FOR ITEMS 6-11 BELOW:

1. Pricing shall include the furnishing of all material, labor, supervision, tools, supplies, and other expenses necessary to provide complete repair, upgrade or modernization.
2. Service hours listed shall be taken into consideration when Contractor is pricing work. No overtime will be allowed as long as service is within designated service hours for each specific location.

						Provide hourly rate and materials cost mark up % for work		
ITEM	PROPERTY NAME	DESCRIPTION/EQUIPMENT TYPE	SERVICE HOURS	LIST EACH PRICING COMPONENT AND PERCENTAGE OF TOTAL COST	NET MONTHLY CHARGE	HOURS/\$ MATERIALS COST PLUS MARK-UP ALLOWED	JOURNEYMAN HOURLY RATE	MATERIALS COST MARK UP %
1	Location: Chicago City Limits	Fourteen (14) 1980 Westinghouse glass escalators 17'- 6" rise 90 FPM Ten (10) 1990 Montgomery glass moving walkways 100' length 90 FPM	24 hours per day, 7 days per week	LABOR (60%): \$7,638.00 MATERIAL (15%): \$1,909.50 OVERHEAD & PROFIT (25%): \$3,182.50	\$ 12,730.00	40 hours \$500	\$ 189.83	15.00%
2	Location: Phoenix, AZ City Limits, Court Tower	Sixteen (16) Schindler Miconic TXR5 geared elevators Landings/Opening: 16 Six (6) Schindler Escalators, Two (2) rise from First floor to Third floor and four (4) rise from First floor to second floor	6:00 am - 6:00 pm	LABOR (60%): \$5,298.00 MATERIAL (15%): \$1,324.50 OVERHEAD & PROFIT (25%): \$2,207.50	\$ 8,830.00	60 hours \$800	\$ 173.46	15.00%
3	Location: Baltimore, MD Metro Area, Airport	Fifteen (15) hydraulic EcoSpace Low Rise Elevators, ten (10) with 5 landings and five (5) with 3 landings Fifteen (15) Schindler 3300 Traction elevators, eight (8) with 4 landings and seven (7) with 3 landings Ten (10) Otis Hydro Fit 3500# capacity elevators, each with two (2) landings One (1) Thyssenkrupp hydraulic freight elevator, three (3) landings Fifteen (15) Kone TravelMaster 110 Escalators, brushed stainless steel, 32" step width, eight (8) rise from First floor to Second floor and seven (7) rise from First floor to Third floor Twenty-two (22) Schindler 9500-45 moving walkways, 48" pallet width, twelve (12) are 100' long and ten (10) are 200' long	24 hours per day, 7 days per week	LABOR (60%): \$21,729.00 MATERIAL (15%): \$5,432.25 OVERHEAD & PROFIT (25%): \$9,053.75	\$ 36,215.00	80 hours \$1000	\$ 155.22	15.00%

4	Location: Detroit, MI Metro Area, Airport	<p>Thirteen (13) Elevators:  Detroit Elevator, Serial #35837, 2 landings  Otis, Serial No.'s 8822, 8823, 8830, 27373, 27374, 41080 two (2) elevators with 5 landings, two (2) elevators with 6 landings, one (1) elevator with 3 landings, and one (1) elevator with 2 landings  Kone, Serial No. 14925, 3 landings  Otis and Kone Serial No.'s 29603, 29874, 29875, 29876, each with 4 landings  B&amp;D Elevator Serial No. 37391, 3 landings</p> <p>Three (3) Freight elevators:  Otis, Serial No.'s 8824, 8825, 10512, each with 3 landings</p> <p>One (1) lift:  Truse Manlift, Serial No. 29713</p> <p>Three (3) Otis Escalators, Serial No.'s 8817, 8818, 8821</p> <p>Ten (10) Kone Moving walkways, Serial No.'s 29556, 29557, 29558, 29559, 29560, 29561, 29562, 29563, 29564, 29565</p>	24 hours per day, 7 days per week	LABOR (60%): \$7,125.00 MATERIAL (15%): \$1,781.25 OVERHEAD & PROFIT (25%): \$2,968.75	80 hours \$1000			
				\$ 11,875.00		\$ 182.59	15.00%	
5	Location: Little Rock, AR Metro Area	<p>Two (2) Dover elevators, Model EP12525, 3 landings</p> <p>Two (2) Montgomery elevators, Models P13332, CP25630, 3 landings</p> <p>One (1) Westinghouse elevator, Model E-2218L, 3 landings</p> <p>Three (3) Kone elevators, Model UN81001CA83, 6 landings</p> <p>Four (4) Kone Escalators, Models HS 107, HS 108</p>	24 hours per day, 7 days per week	LABOR (60%): \$3,477.00 MATERIAL (15%): \$869.25 OVERHEAD & PROFIT (25%): \$1,448.75	60 hours \$800			
				\$ 5,795.00		\$ 151.85	15.00%	
ITEM	PROPERTY NAME	DESCRIPTION/EQUIPMENT TYPE	REQUIREMENT	SERVICE HOURS	NUMBER OF TEAM HOURS REQUIRED TO COMPLETE WORK	PRICE TO PERFORM WORK	PRICE TO PERFORM WORK	
6	Location: Orlando, FL Metro Area	Equipment: Eight (8) existing Hydraulic elevators: U.S. elevator 3,500# capacity Speed = 125 FPM Landings/Opening (in line): 3	Replace existing obsolete valve (no piping necessary) on each elevator with a generic Maxton valve.	8:00 am - 5:00 pm	8 TH **Hours and <u>Price is per elevator</u>		\$ 4,477.00	

7	Location: Dallas, TX City Limits	Equipment: Ten (10) existing Hydraulic elevators: U.S. elevator 3,500# capacity Speed = 125 FPM Landings/Openings (in line): 3 Door Opening: 3'-6" X 7'-0" center opening	Replace existing older G.A.L. Manufacturing Corporation door operator and all relating components: *New Solid State Door operator *Car door hangars and tracks *Car door clutch *Proximity door detector (Janus - 3D or approved equal) *Hatch door interlocks and spirators *Retain existing hatch door hangars and tracks	8:00 am - 5:00 pm	32 TH -- Labor and Pricing is <b>per elevator</b>	\$ 14,122.00
8	Location: Denver City Limits	Equipment: ten (10) existing 17'-6" Westinghouse glass escalators	Replace ten (10) handrails (black) due to vandalism	8:00 am - 5:00 pm	8 TH -- <b>Labor and Pricing is per handrail</b>	\$ 4,482.00
9	Location: City of Los Angeles, CA City Limits	Equipment: Six (6) Traction elevators (duplex) Capacity = 3,500# Speed = 350 FPM Landings/Openings (in line): 6 Travel = 72' Door Opening: 3'-6" X 7'-0" center opening Car Operating Panel: (1) in front return Additional Fixtures: hall lanterns at each floor	Furnish and install new power and logic controllers.  All new wiring (machine room and car)  New fixtures (hall and car) to meet ADA requirements; Single riser - hall  Complete door operator upgrade and relating components to include new solid stated door operator, car door hangar and tracks, proximity detector, hatch hangar, tracks, interlocks at all floors	8:00 am - 5:00 pm	8 Weeks -- Pricing includes new motor & rope gripper in addition to the items noted based on our experience and knowledge in Modernization. Labor and <b>Pricing is per elevator</b>	\$ 98,792.00
10	Location: Reno, NV, City Limits	Equipment: Four (4) Murphy hydraulic passenger elevators Capacity = 2,000# Landings/Openings: 3	Furnish and install standard microprocessor controls; Motion Ccontrol Engineering or Virginia controls or equivalent.  New landing system.  New fixtures to meet ADA requirements.  All new wiring (machine room and car)	8:00 am - 5:00 pm	3 Weeks -- Labor and Pricing is <b>per elevator</b>	\$ 28,722.00
11	Location: City of Charlotte Metro Area	Equipment: Sixteen (16) Schindler moving walkways installed in 1994; eight (8) short and eight (8) long	Furnish and install sidewalk pallets/steps for all sixteen (16) moving walkways	9:00 pm - 6:00 am	2 1/2 Weeks -- Labor and Pricing is <b>per MOVING WALK</b>	\$ 82,644.00

Total Maintenance:

Elevators: 81  
Escalators: 42  
Walkways: 42  
Lifts: 1

Total Repair, Upgrade, Modernization:

Elevators: 28  
Escalators: 10  
Walkways: 16

**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

LOCATION		POSITION					
		LICENSED MECHANIC			MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
1	New York, NY, Newark, NJ	\$ 188.22	\$ 319.97	\$ 376.44	\$ 170.20	\$ 289.34	\$ 340.40
2	Chicago, IL	\$ 189.93	\$ 322.88	\$ 379.86	\$ 163.09	\$ 277.25	\$ 326.18
3	St. Louis, MO & Evansville, IN	\$ 177.71	\$ 302.11	\$ 355.42	\$ 152.10	\$ 258.57	\$ 304.20
4	Boston, MA & Portland, ME	\$ 197.24	\$ 335.31	\$ 394.48	\$ 166.99	\$ 283.88	\$ 333.98
5	Philadelphia, PA	\$ 198.51	\$ 337.47	\$ 397.02	\$ 174.82	\$ 297.19	\$ 349.64
6	Pittsburgh/Erie/Wheeling	\$ 177.29	\$ 301.39	\$ 354.58	\$ 140.65	\$ 239.11	\$ 281.30
7	Baltimore, MD	\$ 155.22	\$ 263.87	\$ 310.44	\$ 144.07	\$ 244.92	\$ 288.14
8	San Francisco, CA	\$ 223.26	\$ 379.54	\$ 446.52	\$ 177.80	\$ 302.26	\$ 355.60
9	Minneapolis/Duluth, MN	\$ 169.92	\$ 288.86	\$ 339.84	\$ 145.02	\$ 246.53	\$ 290.04
10	Washington, D C	\$ 158.30	\$ 269.11	\$ 316.60	\$ 146.31	\$ 248.73	\$ 292.62
11	Cincinnati, OH	\$ 161.77	\$ 275.01	\$ 323.54	\$ 141.96	\$ 241.33	\$ 283.92
12	Kansas City, MO & Wichita, KS	\$ 174.34	\$ 296.38	\$ 348.68	\$ 144.94	\$ 246.40	\$ 289.88
14	Buffalo, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
15	Milwaukee/Green Bay, WI	\$ 171.51	\$ 291.57	\$ 343.02	\$ 151.29	\$ 257.19	\$ 302.58
16	New Orleans, LA/Jackson, MS	\$ 151.35	\$ 257.30	\$ 302.70	\$ 138.02	\$ 234.63	\$ 276.04
17	Cleveland, OH	\$ 171.80	\$ 292.06	\$ 343.60	\$ 145.86	\$ 247.96	\$ 291.72
18	Los Angeles, CA/Las Vegas, NV	\$ 196.16	\$ 333.47	\$ 392.32	\$ 158.55	\$ 269.54	\$ 317.10
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 188.05	\$ 319.69	\$ 376.10	\$ 159.20	\$ 270.64	\$ 318.40
19	Anchorage, Alaska	\$ 188.05	\$ 319.69	\$ 376.10	\$ 159.20	\$ 270.64	\$ 318.40
20	Louisville, KY	\$ 172.64	\$ 293.49	\$ 345.28	\$ 146.87	\$ 249.68	\$ 293.74
21	Dallas/Ft. Worth, TX	\$ 158.64	\$ 269.69	\$ 317.29	\$ 150.93	\$ 256.58	\$ 301.86
23	Portland, OR	\$ 183.98	\$ 312.76	\$ 367.95	\$ 156.16	\$ 265.47	\$ 312.32
24	Birmingham, AL	\$ 160.68	\$ 273.16	\$ 321.36	\$ 144.21	\$ 245.16	\$ 288.42

25	Denver, CO	\$ 160.42	\$ 272.72	\$ 320.85	\$ 152.06	\$ 258.50	\$ 304.12
27	Rochester, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
28	Omaha, NE	\$ 156.83	\$ 266.61	\$ 313.66	\$ 142.09	\$ 241.55	\$ 284.18
30	Memphis, TN	\$ 154.32	\$ 262.34	\$ 308.64	\$ 132.73	\$ 225.64	\$ 265.46
31	Houston, TX	\$ 151.21	\$ 257.05	\$ 302.42	\$ 148.61	\$ 252.64	\$ 297.22
32	Atlanta/Savannah, GA	\$ 159.39	\$ 270.97	\$ 318.79	\$ 150.39	\$ 255.66	\$ 300.78
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 168.21	\$ 285.96	\$ 336.43	\$ 151.56	\$ 257.65	\$ 303.12
34	Indianapolis, IN	\$ 166.61	\$ 283.24	\$ 333.23	\$ 147.58	\$ 250.89	\$ 295.16
35	Albany/Utica, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
36	Detroit, MI	\$ 182.59	\$ 310.40	\$ 365.18	\$ 154.59	\$ 262.80	\$ 309.17
37	Columbus, OH	\$ 160.20	\$ 272.34	\$ 320.40	\$ 140.65	\$ 239.11	\$ 281.31
38	Salt Lake City, UT	\$ 156.95	\$ 266.82	\$ 313.91	\$ 145.89	\$ 248.01	\$ 291.77
39	Providence, RI	\$ 180.22	\$ 306.37	\$ 360.44	\$ 144.51	\$ 245.67	\$ 289.03
41	Springfield/Worcester, MA	\$ 182.57	\$ 310.37	\$ 365.15	\$ 158.48	\$ 269.41	\$ 316.96
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 171.93	\$ 292.28	\$ 343.86	\$ 146.31	\$ 248.73	\$ 292.62
45	Akron/Youngstown, OH	\$ 165.95	\$ 282.11	\$ 331.90	\$ 148.92	\$ 253.17	\$ 297.85
48	Charleston/Huntington, WV	\$ 166.03	\$ 282.25	\$ 332.05	\$ 148.78	\$ 252.93	\$ 297.56
49	Jacksonville, FL	\$ 151.71	\$ 257.91	\$ 303.42	\$ 136.78	\$ 232.53	\$ 273.56
51	Richmond/Roanoke, VA	\$ 152.20	\$ 258.74	\$ 304.40	\$ 130.98	\$ 222.67	\$ 261.96
52	Norfolk, VA	\$ 168.12	\$ 285.80	\$ 336.24	\$ 132.02	\$ 224.44	\$ 264.04
55	Peoria, IL & Springfield, IL	\$ 166.03	\$ 282.25	\$ 332.05	\$ 144.12	\$ 245.01	\$ 288.24
59	Harrisburg, PA	\$ 151.71	\$ 257.91	\$ 303.42	\$ 140.97	\$ 239.66	\$ 281.95
62	Syracuse/Binghamton, NY	\$ 152.20	\$ 258.74	\$ 304.40	\$ 139.96	\$ 237.93	\$ 279.91
63	Oklahoma City, OK	\$ 168.12	\$ 285.80	\$ 336.24	\$ 135.59	\$ 230.51	\$ 271.18
71	Miami, FL	\$ 162.48	\$ 276.21	\$ 324.95	\$ 146.22	\$ 248.58	\$ 292.45
74	Tampa, FL	\$ 156.88	\$ 266.70	\$ 313.76	\$ 141.75	\$ 240.97	\$ 283.49
79	Little Rock, AR & Shreveport, LA	\$ 151.85	\$ 258.14	\$ 303.69	\$ 137.92	\$ 234.47	\$ 275.84
80	Greensboro/Raleigh-Durham, NC	\$ 164.24	\$ 279.21	\$ 328.48	\$ 149.31	\$ 253.83	\$ 298.62
81	San Antonio, TX	\$ 161.77	\$ 275.01	\$ 323.54	\$ 137.94	\$ 234.49	\$ 275.87
83	Tulsa, OK	\$ 150.40	\$ 255.68	\$ 300.81	\$ 129.25	\$ 219.73	\$ 258.50
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 177.50	\$ 301.75	\$ 355.00	\$ 142.74	\$ 242.65	\$ 285.47
85	Lansing, MI	\$ 181.87	\$ 309.18	\$ 363.74	\$ 159.18	\$ 270.61	\$ 318.37
91	New Haven, CT	\$ 196.01	\$ 333.22	\$ 392.02	\$ 154.83	\$ 263.20	\$ 309.65
93	Nashville/Chattanooga, TN	\$ 171.33	\$ 291.26	\$ 342.66	\$ 152.00	\$ 258.40	\$ 304.00
93	Knoxville, TN (Formerly Local No. 64)	\$ 155.07	\$ 263.63	\$ 310.15	\$ 130.20	\$ 221.35	\$ 260.41
124	Mobile, AL	\$ 188.14	\$ 319.83	\$ 376.27	\$ 171.40	\$ 291.38	\$ 342.80
126	Honolulu, HI	\$ 188.14	\$ 319.83	\$ 376.27	\$ 171.40	\$ 291.38	\$ 342.80
131	Albuquerque, NM/EI Paso, TX	\$ 160.52	\$ 272.89	\$ 321.05	\$ 137.47	\$ 233.70	\$ 274.94
132	Madison, WI & Rockford, IL	\$ 178.49	\$ 303.43	\$ 356.98	\$ 148.29	\$ 252.09	\$ 296.58
133	Austin, TX	\$ 159.48	\$ 271.11	\$ 318.95	\$ 131.08	\$ 222.84	\$ 262.17
135	Charlotte, NC/Columbia, SC	\$ 154.47	\$ 262.60	\$ 308.94	\$ 154.05	\$ 261.89	\$ 308.11



138	Poughkeepsie, NY	\$ 199.72	\$ 339.52	\$ 399.44	\$ 178.67	\$ 303.73	\$ 357.33
139	Orlando, FL	\$ 172.69	\$ 293.57	\$ 345.37	\$ 157.02	\$ 266.93	\$ 314.03
140	Phoenix - Tucson, AZ	\$ 173.46	\$ 294.88	\$ 346.91	\$ 148.88	\$ 253.09	\$ 297.75

**NATIONAL PRICING  
MATERIALS AND PARTS MARK-UP**

1. Contractor is to provide its mark-up for materials and parts for repairs, upgrades and modernization.

IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	PERCENTAGE MARK-UP FOR MATERIALS AND PARTS
1	New York, NY, Newark, NJ	10% profit 15% overhead from list
2	Chicago, IL	10% profit 15% overhead from list
3	St. Louis, MO & Evansville, IN	10% profit 15% overhead from list
4	Boston, MA & Portland, ME	10% profit 15% overhead from list
5	Philadelphia, PA	10% profit 15% overhead from list
6	Pittsburgh/Erie/Wheeling	10% profit 15% overhead from list
7	Baltimore, MD	10% profit 15% overhead from list
8	San Francisco, CA	10% profit 15% overhead from list
9	Minneapolis/Duluth, MN	10% profit 15% overhead from list
10	Washington, D C	10% profit 15% overhead from list
11	Cincinnati, OH	10% profit 15% overhead from list
12	Kansas City, MO & Wichita, KS	10% profit 15% overhead from list
14	Buffalo, NY	10% profit 15% overhead from list
15	Milwaukee/Green Bay, WI	10% profit 15% overhead from list
16	New Orleans, LA/Jackson, MS	10% profit 15% overhead from list
17	Cleveland, OH	10% profit 15% overhead from list
18	Los Angeles, CA/Las Vegas, NV	10% profit 15% overhead from list
19	Seattle, WA, Spokane, WA & Billings, MT	10% profit 15% overhead from list
19	Anchorage, Alaska	10% profit 15% overhead from list
20	Louisville, KY	10% profit 15% overhead from list
21	Dallas/Ft. Worth, TX	10% profit 15% overhead from list
23	Portland, OR	10% profit 15% overhead from list
24	Birmingham, AL	10% profit 15% overhead from list
25	Denver, CO	10% profit 15% overhead from list
27	Rochester, NY	10% profit 15% overhead from list

28	Omaha, NE	10% profit 15% overhead from list
30	Memphis, TN	10% profit 15% overhead from list
31	Houston, TX	10% profit 15% overhead from list
32	Atlanta/Savannah, GA	10% profit 15% overhead from list
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	10% profit 15% overhead from list
34	Indianapolis, IN	10% profit 15% overhead from list
35	Albany/Utica, NY	10% profit 15% overhead from list
36	Detroit, MI	10% profit 15% overhead from list
37	Columbus, OH	10% profit 15% overhead from list
38	Salt Lake City, UT	10% profit 15% overhead from list
39	Providence, RI	10% profit 15% overhead from list
41	Springfield/Worcester, MA	10% profit 15% overhead from list
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	10% profit 15% overhead from list
45	Akron/Youngstown, OH	10% profit 15% overhead from list
48	Charleston/Huntington, WV	10% profit 15% overhead from list
49	Jacksonville, FL	10% profit 15% overhead from list
51	Richmond/Roanoke, VA	10% profit 15% overhead from list
52	Norfolk, VA	10% profit 15% overhead from list
55	Peoria, IL & Springfield, IL	10% profit 15% overhead from list
59	Harrisburg, PA	10% profit 15% overhead from list
62	Syracuse/Binghamton, NY	10% profit 15% overhead from list
63	Oklahoma City, OK	10% profit 15% overhead from list
71	Miami, FL	10% profit 15% overhead from list
74	Tampa, FL	10% profit 15% overhead from list
79	Little Rock, AR & Shreveport, LA	10% profit 15% overhead from list
80	Greensboro/Raleigh-Durham, NC	10% profit 15% overhead from list
81	San Antonio, TX	10% profit 15% overhead from list
83	Tulsa, OK	10% profit 15% overhead from list
84	Reading/Allentown/Scranton/Wilkes Barre, PA	10% profit 15% overhead from list
85	Lansing, MI	10% profit 15% overhead from list
91	New Haven, CT	10% profit 15% overhead from list
93	Nashville/Chattanooga, TN	10% profit 15% overhead from list
93	Knoxville, TN (Formerly Local No. 64)	10% profit 15% overhead from list
124	Mobile, AL	10% profit 15% overhead from list
126	Honolulu, HI	10% profit 15% overhead from list
131	Albuquerque, NM/El Paso, TX	10% profit 15% overhead from list

132	Madison, WI & Rockford, IL	10% profit 15% overhead from list
133	Austin, TX	10% profit 15% overhead from list
135	Charlotte, NC/Columbia, SC	10% profit 15% overhead from list
138	Poughkeepsie, NY	10% profit 15% overhead from list
139	Orlando, FL	10% profit 15% overhead from list
140	Phoenix - Tucson, AZ	10% profit 15% overhead from list

**NATIONAL PRICING  
PREVENTATIVE MAINTENANCE**

CONTRACTOR COMPANY NAME: KONE, Inc.

Contractor shall list all pricing components and the percentage of total cost for each element to include furnishing of all material, labor, supervision, tools, supplies, and other expenses necessary to provide full service and preventative maintenance services, and repairs of every description, including inspections, adjustments, test and replacement of parts as specified in the Request for Proposal.

PRICING COMPONENT	PERCENTAGE OF TOTAL COST
Parts	15%
Labor	60%
Overhead and Profit	25%
<i>List all other pricing elements</i>	

**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

LOCATION		POSITION					
		2014 LICENSED MECHANIC			2014 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS
1	New York, NY, Newark, NJ	\$ 188.22	\$ 319.97	\$ 376.44	\$ 170.20	\$ 289.34	\$ 340.40
2	Chicago, IL	\$ 189.93	\$ 322.88	\$ 379.86	\$ 163.09	\$ 277.25	\$ 326.18
3	St. Louis, MO & Evansville, IN	\$ 177.71	\$ 302.11	\$ 355.42	\$ 152.10	\$ 258.57	\$ 304.20
4	Boston, MA & Portland, ME	\$ 197.24	\$ 335.31	\$ 394.48	\$ 166.99	\$ 283.88	\$ 333.98
5	Philadelphia, PA	\$ 198.51	\$ 337.47	\$ 397.02	\$ 174.82	\$ 297.19	\$ 349.64
6	Pittsburgh/Erie/Wheeling	\$ 177.29	\$ 301.39	\$ 354.58	\$ 140.65	\$ 239.11	\$ 281.30
7	Baltimore, MD	\$ 155.22	\$ 263.87	\$ 310.44	\$ 144.07	\$ 244.92	\$ 288.14
8	San Francisco, CA	\$ 223.26	\$ 379.54	\$ 446.52	\$ 177.80	\$ 302.26	\$ 355.60
9	Minneapolis/Duluth, MN	\$ 169.92	\$ 288.86	\$ 339.84	\$ 145.02	\$ 246.53	\$ 290.04
10	Washington, D C	\$ 158.30	\$ 269.11	\$ 316.60	\$ 146.31	\$ 248.73	\$ 292.62
11	Cincinnati, OH	\$ 161.77	\$ 275.01	\$ 323.54	\$ 141.96	\$ 241.33	\$ 283.92
12	Kansas City, MO & Wichita, KS	\$ 174.34	\$ 296.38	\$ 348.68	\$ 144.94	\$ 246.40	\$ 289.88
14	Buffalo, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
15	Milwaukee/Green Bay, WI	\$ 171.51	\$ 291.57	\$ 343.02	\$ 151.29	\$ 257.19	\$ 302.58
16	New Orleans, LA/Jackson, MS	\$ 151.35	\$ 257.30	\$ 302.70	\$ 138.02	\$ 234.63	\$ 276.04
17	Cleveland, OH	\$ 171.80	\$ 292.06	\$ 343.60	\$ 145.86	\$ 247.96	\$ 291.72
18	Los Angeles, CA/Las Vegas, NV	\$ 196.16	\$ 333.47	\$ 392.32	\$ 158.55	\$ 269.54	\$ 317.10
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 188.05	\$ 319.69	\$ 376.10	\$ 159.20	\$ 270.64	\$ 318.40
19	Anchorage, Alaska	\$ 188.05	\$ 319.69	\$ 376.10	\$ 159.20	\$ 270.64	\$ 318.40
20	Louisville, KY	\$ 172.64	\$ 293.49	\$ 345.28	\$ 146.87	\$ 249.68	\$ 293.74
21	Dallas/Ft. Worth, TX	\$ 158.64	\$ 269.69	\$ 317.29	\$ 150.93	\$ 256.58	\$ 301.86
23	Portland, OR	\$ 183.98	\$ 312.76	\$ 367.95	\$ 156.16	\$ 265.47	\$ 312.32
24	Birmingham, AL	\$ 160.68	\$ 273.16	\$ 321.36	\$ 144.21	\$ 245.16	\$ 288.42

LOCATION		POSITION					
		2014 LICENSED MECHANIC			2014 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
25	Denver, CO	\$ 160.42	\$ 272.72	\$ 320.85	\$ 152.06	\$ 258.50	\$ 304.12
27	Rochester, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
28	Omaha, NE	\$ 156.83	\$ 266.61	\$ 313.66	\$ 142.09	\$ 241.55	\$ 284.18
30	Memphis, TN	\$ 154.32	\$ 262.34	\$ 308.64	\$ 132.73	\$ 225.64	\$ 265.46
31	Houston, TX	\$ 151.21	\$ 257.05	\$ 302.42	\$ 148.61	\$ 252.64	\$ 297.22
32	Atlanta/Savannah, GA	\$ 159.39	\$ 270.97	\$ 318.79	\$ 150.39	\$ 255.66	\$ 300.78
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 168.21	\$ 285.96	\$ 336.43	\$ 151.56	\$ 257.65	\$ 303.12
34	Indianapolis, IN	\$ 166.61	\$ 283.24	\$ 333.23	\$ 147.58	\$ 250.89	\$ 295.16
35	Albany/Utica, NY	\$ 169.85	\$ 288.74	\$ 339.69	\$ 169.85	\$ 288.75	\$ 339.70
36	Detroit, MI	\$ 182.59	\$ 310.40	\$ 365.18	\$ 154.59	\$ 262.80	\$ 309.17
37	Columbus, OH	\$ 160.20	\$ 272.34	\$ 320.40	\$ 140.65	\$ 239.11	\$ 281.31
38	Salt Lake City, UT	\$ 156.95	\$ 266.82	\$ 313.91	\$ 145.89	\$ 248.01	\$ 291.77
39	Providence, RI	\$ 180.22	\$ 306.37	\$ 360.44	\$ 144.51	\$ 245.67	\$ 289.03
41	Springfield/Worcester, MA	\$ 182.57	\$ 310.37	\$ 365.15	\$ 158.48	\$ 269.41	\$ 316.96
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 171.93	\$ 292.28	\$ 343.86	\$ 146.31	\$ 248.73	\$ 292.62
45	Akron/Youngstown, OH	\$ 165.95	\$ 282.11	\$ 331.90	\$ 148.92	\$ 253.17	\$ 297.85
48	Charleston/Huntington, WV	\$ 166.03	\$ 282.25	\$ 332.05	\$ 148.78	\$ 252.93	\$ 297.56
49	Jacksonville, FL	\$ 151.71	\$ 257.91	\$ 303.42	\$ 136.78	\$ 232.53	\$ 273.56
51	Richmond/Roanoke, VA	\$ 152.20	\$ 258.74	\$ 304.40	\$ 130.98	\$ 222.67	\$ 261.96
52	Norfolk, VA	\$ 168.12	\$ 285.80	\$ 336.24	\$ 132.02	\$ 224.44	\$ 264.04
55	Peoria, IL & Springfield, IL	\$ 166.03	\$ 282.25	\$ 332.05	\$ 144.12	\$ 245.01	\$ 288.24
59	Harrisburg, PA	\$ 151.71	\$ 257.91	\$ 303.42	\$ 140.97	\$ 239.66	\$ 281.95
62	Syracuse/Binghamton, NY	\$ 152.20	\$ 258.74	\$ 304.40	\$ 139.96	\$ 237.93	\$ 279.91
63	Oklahoma City, OK	\$ 168.12	\$ 285.80	\$ 336.24	\$ 135.59	\$ 230.51	\$ 271.18
71	Miami, FL	\$ 162.48	\$ 276.21	\$ 324.95	\$ 146.22	\$ 248.58	\$ 292.45
74	Tampa, FL	\$ 156.88	\$ 266.70	\$ 313.76	\$ 141.75	\$ 240.97	\$ 283.49
79	Little Rock, AR & Shreveport, LA	\$ 151.85	\$ 258.14	\$ 303.69	\$ 137.92	\$ 234.47	\$ 275.84
80	Greensboro/Raleigh-Durham, NC	\$ 164.24	\$ 279.21	\$ 328.48	\$ 149.31	\$ 253.83	\$ 298.62
81	San Antonio, TX	\$ 161.77	\$ 275.01	\$ 323.54	\$ 137.94	\$ 234.49	\$ 275.87
83	Tulsa, OK	\$ 150.40	\$ 255.68	\$ 300.81	\$ 129.25	\$ 219.73	\$ 258.50
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 177.50	\$ 301.75	\$ 355.00	\$ 142.74	\$ 242.65	\$ 285.47
85	Lansing, MI	\$ 181.87	\$ 309.18	\$ 363.74	\$ 159.18	\$ 270.61	\$ 318.37
91	New Haven, CT	\$ 196.01	\$ 333.22	\$ 392.02	\$ 154.83	\$ 263.20	\$ 309.65
93	Nashville/Chattanooga, TN	\$ 171.33	\$ 291.26	\$ 342.66	\$ 152.00	\$ 258.40	\$ 304.00
93	Knoxville, TN (Formerly Local No. 64)	\$ 155.07	\$ 263.63	\$ 310.15	\$ 130.20	\$ 221.35	\$ 260.41
124	Mobile, AL	\$ 188.14	\$ 319.83	\$ 376.27	\$ 171.40	\$ 291.38	\$ 342.80

LOCATION		POSITION					
		2014 LICENSED MECHANIC			2014 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS
126	Honolulu, HI	\$ 188.14	\$ 319.83	\$ 376.27	\$ 171.40	\$ 291.38	\$ 342.80
131	Albuquerque, NM/El Paso, TX	\$ 160.52	\$ 272.89	\$ 321.05	\$ 137.47	\$ 233.70	\$ 274.94
132	Madison, WI & Rockford, IL	\$ 178.49	\$ 303.43	\$ 356.98	\$ 148.29	\$ 252.09	\$ 296.58
133	Austin, TX	\$ 159.48	\$ 271.11	\$ 318.95	\$ 131.08	\$ 222.84	\$ 262.17
135	Charlotte, NC/Columbia, SC	\$ 154.47	\$ 262.60	\$ 308.94	\$ 154.05	\$ 261.89	\$ 308.11
138	Poughkeepsie, NY	\$ 199.72	\$ 339.52	\$ 399.44	\$ 178.67	\$ 303.73	\$ 357.33
139	Orlando, FL	\$ 172.69	\$ 293.57	\$ 345.37	\$ 157.02	\$ 266.93	\$ 314.03
140	Phoenix - Tucson, AZ	\$ 173.46	\$ 294.88	\$ 346.91	\$ 148.88	\$ 253.09	\$ 297.75



**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

LOCATION		POSITION					
		2015 LICENSED MECHANIC			2015 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS
1	New York, NY, Newark, NJ	\$ 195.75	\$ 332.77	\$ 391.50	\$ 177.01	\$ 300.91	\$ 354.02
2	Chicago, IL	\$ 197.53	\$ 335.80	\$ 395.05	\$ 169.61	\$ 288.34	\$ 339.23
3	St. Louis, MO & Evansville, IN	\$ 184.82	\$ 314.19	\$ 369.64	\$ 158.18	\$ 268.91	\$ 316.37
4	Boston, MA & Portland, ME	\$ 205.13	\$ 348.72	\$ 410.26	\$ 173.67	\$ 295.24	\$ 347.34
5	Philadelphia, PA	\$ 206.45	\$ 350.97	\$ 412.90	\$ 181.81	\$ 309.08	\$ 363.63
6	Pittsburgh/Erie/Wheeling	\$ 184.38	\$ 313.45	\$ 368.76	\$ 146.28	\$ 248.67	\$ 292.55
7	Baltimore, MD	\$ 161.43	\$ 274.43	\$ 322.86	\$ 149.83	\$ 254.72	\$ 299.67
8	San Francisco, CA	\$ 232.19	\$ 394.72	\$ 464.38	\$ 184.91	\$ 314.35	\$ 369.82
9	Minneapolis/Duluth, MN	\$ 176.72	\$ 300.42	\$ 353.43	\$ 150.82	\$ 256.40	\$ 301.64
10	Washington, D C	\$ 164.63	\$ 279.87	\$ 329.26	\$ 152.16	\$ 258.68	\$ 304.32
11	Cincinnati, OH	\$ 168.24	\$ 286.01	\$ 336.48	\$ 147.64	\$ 250.99	\$ 295.28
12	Kansas City, MO & Wichita, KS	\$ 181.31	\$ 308.23	\$ 362.63	\$ 150.74	\$ 256.25	\$ 301.48
14	Buffalo, NY	\$ 176.64	\$ 300.29	\$ 353.28	\$ 176.64	\$ 300.29	\$ 353.29
15	Milwaukee/Green Bay, WI	\$ 178.37	\$ 303.23	\$ 356.74	\$ 157.34	\$ 267.48	\$ 314.68
16	New Orleans, LA/Jackson, MS	\$ 157.40	\$ 267.59	\$ 314.81	\$ 143.54	\$ 244.02	\$ 287.08
17	Cleveland, OH	\$ 178.67	\$ 303.74	\$ 357.34	\$ 151.69	\$ 257.88	\$ 303.39
18	Los Angeles, CA/Las Vegas, NV	\$ 204.01	\$ 346.81	\$ 408.01	\$ 164.89	\$ 280.32	\$ 329.78
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 195.57	\$ 332.47	\$ 391.14	\$ 165.57	\$ 281.47	\$ 331.14
19	Anchorage, Alaska	\$ 195.57	\$ 332.47	\$ 391.14	\$ 165.57	\$ 281.47	\$ 331.14
20	Louisville, KY	\$ 179.55	\$ 305.23	\$ 359.09	\$ 152.74	\$ 259.67	\$ 305.49
21	Dallas/Ft. Worth, TX	\$ 164.99	\$ 280.48	\$ 329.98	\$ 156.97	\$ 266.84	\$ 313.93
23	Portland, OR	\$ 191.33	\$ 325.27	\$ 382.67	\$ 162.41	\$ 276.09	\$ 324.81
24	Birmingham, AL	\$ 167.11	\$ 284.08	\$ 334.22	\$ 149.98	\$ 254.96	\$ 299.96
25	Denver, CO	\$ 166.84	\$ 283.63	\$ 333.68	\$ 158.14	\$ 268.84	\$ 316.28
27	Rochester, NY	\$ 176.64	\$ 300.29	\$ 353.28	\$ 176.64	\$ 300.29	\$ 353.29
28	Omaha, NE	\$ 163.10	\$ 277.28	\$ 326.21	\$ 147.77	\$ 251.22	\$ 295.55

LOCATION		POSITION					
		2015 LICENSED MECHANIC			2015 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
30	Memphis, TN	\$ 160.49	\$ 272.84	\$ 320.99	\$ 138.04	\$ 234.67	\$ 276.08
31	Houston, TX	\$ 157.26	\$ 267.34	\$ 314.51	\$ 154.55	\$ 262.74	\$ 309.11
32	Atlanta/Savannah, GA	\$ 165.77	\$ 281.81	\$ 331.54	\$ 156.41	\$ 265.89	\$ 312.81
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 174.94	\$ 297.40	\$ 349.89	\$ 157.62	\$ 267.96	\$ 315.24
34	Indianapolis, IN	\$ 173.28	\$ 294.57	\$ 346.55	\$ 153.48	\$ 260.92	\$ 306.97
35	Albany/Utica, NY	\$ 176.64	\$ 300.29	\$ 353.28	\$ 176.64	\$ 300.29	\$ 353.29
36	Detroit, MI	\$ 189.89	\$ 322.82	\$ 379.79	\$ 160.77	\$ 273.31	\$ 321.54
37	Columbus, OH	\$ 166.61	\$ 283.23	\$ 333.21	\$ 146.28	\$ 248.68	\$ 292.56
38	Salt Lake City, UT	\$ 163.23	\$ 277.50	\$ 326.47	\$ 151.72	\$ 257.93	\$ 303.44
39	Providence, RI	\$ 187.43	\$ 318.63	\$ 374.86	\$ 150.29	\$ 255.50	\$ 300.59
41	Springfield/Worcester, MA	\$ 189.88	\$ 322.79	\$ 379.75	\$ 164.82	\$ 280.19	\$ 329.64
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 178.81	\$ 303.98	\$ 357.62	\$ 152.16	\$ 258.68	\$ 304.33
45	Akron/Youngstown, OH	\$ 172.59	\$ 293.40	\$ 345.17	\$ 154.88	\$ 263.30	\$ 309.76
48	Charleston/Huntington, WV	\$ 172.67	\$ 293.53	\$ 345.34	\$ 154.73	\$ 263.04	\$ 309.46
49	Jacksonville, FL	\$ 157.78	\$ 268.23	\$ 315.56	\$ 142.25	\$ 241.83	\$ 284.50
51	Richmond/Roanoke, VA	\$ 158.29	\$ 269.09	\$ 316.58	\$ 136.22	\$ 231.57	\$ 272.44
52	Norfolk, VA	\$ 174.84	\$ 297.24	\$ 349.69	\$ 137.30	\$ 233.41	\$ 274.60
55	Peoria, IL & Springfield, IL	\$ 172.67	\$ 293.53	\$ 345.34	\$ 149.89	\$ 254.81	\$ 299.77
59	Harrisburg, PA	\$ 157.78	\$ 268.23	\$ 315.56	\$ 146.61	\$ 249.24	\$ 293.23
62	Syracuse/Binghamton, NY	\$ 158.29	\$ 269.09	\$ 316.58	\$ 145.56	\$ 247.44	\$ 291.11
63	Oklahoma City, OK	\$ 174.84	\$ 297.24	\$ 349.69	\$ 141.02	\$ 239.73	\$ 282.03
71	Miami, FL	\$ 168.97	\$ 287.26	\$ 337.95	\$ 152.07	\$ 258.52	\$ 304.14
74	Tampa, FL	\$ 163.16	\$ 277.36	\$ 326.31	\$ 147.42	\$ 250.61	\$ 294.83
79	Little Rock, AR & Shreveport, LA	\$ 157.92	\$ 268.46	\$ 315.84	\$ 143.44	\$ 243.84	\$ 286.88
80	Greensboro/Raleigh-Durham, NC	\$ 170.81	\$ 290.38	\$ 341.62	\$ 155.28	\$ 263.98	\$ 310.56
81	San Antonio, TX	\$ 168.24	\$ 286.01	\$ 336.48	\$ 143.45	\$ 243.87	\$ 286.91
83	Tulsa, OK	\$ 156.42	\$ 265.91	\$ 312.84	\$ 134.42	\$ 228.52	\$ 268.84
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 184.60	\$ 313.82	\$ 369.20	\$ 148.45	\$ 252.36	\$ 296.89
85	Lansing, MI	\$ 189.14	\$ 321.55	\$ 378.29	\$ 165.55	\$ 281.44	\$ 331.10
91	New Haven, CT	\$ 203.85	\$ 346.55	\$ 407.70	\$ 161.02	\$ 273.73	\$ 322.04
93	Nashville/Chattanooga, TN	\$ 178.18	\$ 302.91	\$ 356.36	\$ 158.08	\$ 268.74	\$ 316.16
93	Knoxville, TN (Formerly Local No. 64)	\$ 161.28	\$ 274.17	\$ 322.56	\$ 135.41	\$ 230.20	\$ 270.82
124	Mobile, AL	\$ 195.66	\$ 332.62	\$ 391.32	\$ 178.25	\$ 303.03	\$ 356.51
126	Honolulu, HI	\$ 195.66	\$ 332.62	\$ 391.32	\$ 178.25	\$ 303.03	\$ 356.51
131	Albuquerque, NM/El Paso, TX	\$ 166.95	\$ 283.81	\$ 333.89	\$ 142.97	\$ 243.05	\$ 285.94
132	Madison, WI & Rockford, IL	\$ 185.63	\$ 315.57	\$ 371.26	\$ 154.22	\$ 262.18	\$ 308.44

LOCATION		POSITION					
		2015 LICENSED MECHANIC			2015 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
133	Austin, TX	\$ 165.86	\$ 281.96	\$ 331.71	\$ 136.33	\$ 231.75	\$ 272.65
135	Charlotte, NC/Columbia, SC	\$ 160.65	\$ 273.10	\$ 321.30	\$ 160.22	\$ 272.37	\$ 320.43
138	Poughkeepsie, NY	\$ 207.71	\$ 353.11	\$ 415.42	\$ 185.81	\$ 315.88	\$ 371.62
139	Orlando, FL	\$ 179.59	\$ 305.31	\$ 359.19	\$ 163.30	\$ 277.61	\$ 326.59
140	Phoenix - Tucson, AZ	\$ 180.40	\$ 306.67	\$ 360.79	\$ 154.83	\$ 263.21	\$ 309.66

**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

<b>LOCATION</b>		<b>POSITION</b>					
		<b>2016 LICENSED MECHANIC</b>			<b>2016 MECHANIC HELPER</b>		
<b>IUEC LOCAL UNION NO</b>	<b>CITY/CITIES AND SURROUNDING AREAS</b>	<b>NORMAL HOURS</b>	<b>OVERTIME</b>	<b>SUNDAYS/ HOLIDAYS</b>	<b>NORMAL HOURS</b>	<b>OVERTIME</b>	<b>SUNDAYS/ HOLIDAYS</b>
	New York, NY, Newark, NJ	\$ 203.58	\$ 346.08	\$ 407.16	\$ 184.09	\$ 312.95	\$ 368.18
2	Chicago, IL	\$ 205.43	\$ 349.23	\$ 410.86	\$ 176.40	\$ 299.88	\$ 352.80
3	St. Louis, MO & Evansville, IN	\$ 192.21	\$ 326.76	\$ 384.42	\$ 164.51	\$ 279.67	\$ 329.02
4	Boston, MA & Portland, ME	\$ 213.33	\$ 362.67	\$ 426.67	\$ 180.62	\$ 307.05	\$ 361.23
5	Philadelphia, PA	\$ 214.71	\$ 365.00	\$ 429.42	\$ 189.09	\$ 321.45	\$ 378.17
6	Pittsburgh/Erie/Wheeling	\$ 191.76	\$ 325.99	\$ 383.51	\$ 152.13	\$ 258.62	\$ 304.25
7	Baltimore, MD	\$ 167.89	\$ 285.41	\$ 335.77	\$ 155.83	\$ 264.90	\$ 311.65
8	San Francisco, CA	\$ 241.48	\$ 410.51	\$ 482.96	\$ 192.31	\$ 326.92	\$ 384.62
9	Minneapolis/Duluth, MN	\$ 183.79	\$ 312.44	\$ 367.57	\$ 156.85	\$ 266.65	\$ 313.71
10	Washington, D C	\$ 171.22	\$ 291.07	\$ 342.43	\$ 158.25	\$ 269.02	\$ 316.50
11	Cincinnati, OH	\$ 174.97	\$ 297.45	\$ 349.94	\$ 153.54	\$ 261.02	\$ 307.09
12	Kansas City, MO & Wichita, KS	\$ 188.57	\$ 320.56	\$ 377.13	\$ 156.77	\$ 266.50	\$ 313.53
14	Buffalo, NY	\$ 183.70	\$ 312.30	\$ 367.41	\$ 183.71	\$ 312.31	\$ 367.42
15	Milwaukee/Green Bay, WI	\$ 185.51	\$ 315.36	\$ 371.01	\$ 163.64	\$ 278.18	\$ 327.27
16	New Orleans, LA/Jackson, MS	\$ 163.70	\$ 278.29	\$ 327.40	\$ 149.28	\$ 253.78	\$ 298.56
17	Cleveland, OH	\$ 185.82	\$ 315.89	\$ 371.64	\$ 157.76	\$ 268.20	\$ 315.52
18	Los Angeles, CA/Las Vegas, NV	\$ 212.17	\$ 360.68	\$ 424.33	\$ 171.49	\$ 291.53	\$ 342.98
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 203.39	\$ 345.77	\$ 406.79	\$ 172.19	\$ 292.72	\$ 344.38
19	Anchorage, Alaska	\$ 203.39	\$ 345.77	\$ 406.79	\$ 172.19	\$ 292.72	\$ 344.38
20	Louisville, KY	\$ 186.73	\$ 317.44	\$ 373.45	\$ 158.85	\$ 270.05	\$ 317.71
21	Dallas/Ft. Worth, TX	\$ 171.59	\$ 291.70	\$ 343.18	\$ 163.25	\$ 277.52	\$ 326.49
23	Portland, OR	\$ 198.99	\$ 338.28	\$ 397.98	\$ 168.90	\$ 287.13	\$ 337.81
24	Birmingham, AL	\$ 173.79	\$ 295.45	\$ 347.59	\$ 155.98	\$ 265.16	\$ 311.96
25	Denver, CO	\$ 173.51	\$ 294.97	\$ 347.03	\$ 164.47	\$ 279.60	\$ 328.94
27	Rochester, NY	\$ 183.70	\$ 312.30	\$ 367.41	\$ 183.71	\$ 312.31	\$ 367.42
28	Omaha, NE	\$ 169.63	\$ 288.37	\$ 339.25	\$ 153.68	\$ 261.26	\$ 307.37
30	Memphis, TN	\$ 166.91	\$ 283.75	\$ 333.83	\$ 143.56	\$ 244.05	\$ 287.12

LOCATION		POSITION					
		2016 LICENSED MECHANIC			2016 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
31	Houston, TX	\$ 163.55	\$ 278.03	\$ 327.09	\$ 160.74	\$ 273.25	\$ 321.47
32	Atlanta/Savannah, GA	\$ 172.40	\$ 293.08	\$ 344.80	\$ 162.66	\$ 276.53	\$ 325.32
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 181.94	\$ 309.30	\$ 363.88	\$ 163.93	\$ 278.68	\$ 327.85
34	Indianapolis, IN	\$ 180.21	\$ 306.35	\$ 360.42	\$ 159.62	\$ 271.36	\$ 319.25
35	Albany/Utica, NY	\$ 183.70	\$ 312.30	\$ 367.41	\$ 183.71	\$ 312.31	\$ 367.42
36	Detroit, MI	\$ 197.49	\$ 335.73	\$ 394.98	\$ 167.20	\$ 284.24	\$ 334.40
37	Columbus, OH	\$ 173.27	\$ 294.56	\$ 346.54	\$ 152.13	\$ 258.62	\$ 304.26
38	Salt Lake City, UT	\$ 169.76	\$ 288.60	\$ 339.52	\$ 157.79	\$ 268.24	\$ 315.58
39	Providence, RI	\$ 194.93	\$ 331.37	\$ 389.85	\$ 156.31	\$ 265.72	\$ 312.61
41	Springfield/Worcester, MA	\$ 197.47	\$ 335.70	\$ 394.94	\$ 171.41	\$ 291.40	\$ 342.82
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 185.96	\$ 316.14	\$ 371.92	\$ 158.25	\$ 269.03	\$ 316.50
45	Akron/Youngstown, OH	\$ 179.49	\$ 305.13	\$ 358.98	\$ 161.08	\$ 273.83	\$ 322.15
48	Charleston/Huntington, WV	\$ 179.57	\$ 305.28	\$ 359.15	\$ 160.92	\$ 273.56	\$ 321.84
49	Jacksonville, FL	\$ 164.09	\$ 278.95	\$ 328.18	\$ 147.94	\$ 251.50	\$ 295.88
51	Richmond/Roanoke, VA	\$ 164.62	\$ 279.86	\$ 329.24	\$ 141.67	\$ 240.84	\$ 283.34
52	Norfolk, VA	\$ 181.84	\$ 309.13	\$ 363.68	\$ 142.79	\$ 242.75	\$ 285.59
55	Peoria, IL & Springfield, IL	\$ 179.57	\$ 305.28	\$ 359.15	\$ 155.88	\$ 265.00	\$ 311.77
59	Harrisburg, PA	\$ 164.09	\$ 278.95	\$ 328.18	\$ 152.48	\$ 259.21	\$ 304.96
62	Syracuse/Binghamton, NY	\$ 164.62	\$ 279.86	\$ 329.24	\$ 151.38	\$ 257.34	\$ 302.76
63	Oklahoma City, OK	\$ 181.84	\$ 309.13	\$ 363.68	\$ 146.66	\$ 249.31	\$ 293.31
71	Miami, FL	\$ 175.73	\$ 298.75	\$ 351.47	\$ 158.15	\$ 268.86	\$ 316.31
74	Tampa, FL	\$ 169.68	\$ 288.46	\$ 339.36	\$ 153.31	\$ 260.63	\$ 306.63
79	Little Rock, AR & Shreveport, LA	\$ 164.24	\$ 279.20	\$ 328.47	\$ 149.18	\$ 253.60	\$ 298.35
80	Greensboro/Raleigh-Durham, NC	\$ 177.64	\$ 301.99	\$ 355.28	\$ 161.49	\$ 274.54	\$ 322.99
81	San Antonio, TX	\$ 174.97	\$ 297.45	\$ 349.94	\$ 149.19	\$ 253.63	\$ 298.38
83	Tulsa, OK	\$ 162.68	\$ 276.55	\$ 325.35	\$ 139.80	\$ 237.66	\$ 279.60
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 191.98	\$ 326.37	\$ 383.97	\$ 154.38	\$ 262.45	\$ 308.77
85	Lansing, MI	\$ 196.71	\$ 334.41	\$ 393.42	\$ 172.17	\$ 292.70	\$ 344.35
91	New Haven, CT	\$ 212.00	\$ 360.41	\$ 424.01	\$ 167.46	\$ 284.68	\$ 334.92
93	Nashville/Chattanooga, TN	\$ 185.31	\$ 315.02	\$ 370.62	\$ 164.41	\$ 279.49	\$ 328.81
93	Knoxville, TN (Formerly Local No. 64)	\$ 167.73	\$ 285.14	\$ 335.46	\$ 140.83	\$ 239.41	\$ 281.66
124	Mobile, AL	\$ 203.49	\$ 345.93	\$ 406.97	\$ 185.38	\$ 315.15	\$ 370.77
126	Honolulu, HI	\$ 203.49	\$ 345.93	\$ 406.97	\$ 185.38	\$ 315.15	\$ 370.77
131	Albuquerque, NM/El Paso, TX	\$ 173.62	\$ 295.16	\$ 347.25	\$ 148.69	\$ 252.77	\$ 297.38
132	Madison, WI & Rockford, IL	\$ 193.05	\$ 328.19	\$ 386.11	\$ 160.39	\$ 272.66	\$ 320.78
133	Austin, TX	\$ 172.49	\$ 293.23	\$ 344.98	\$ 141.78	\$ 241.03	\$ 283.56

LOCATION		POSITION					
		2016 LICENSED MECHANIC			2016 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS
135	Charlotte, NC/Columbia, SC	\$ 167.07	\$ 284.03	\$ 334.15	\$ 166.63	\$ 283.26	\$ 333.25
138	Poughkeepsie, NY	\$ 216.02	\$ 367.23	\$ 432.03	\$ 193.24	\$ 328.52	\$ 386.49
139	Orlando, FL	\$ 186.78	\$ 317.52	\$ 373.56	\$ 169.83	\$ 288.71	\$ 339.66
140	Phoenix - Tucson, AZ	\$ 187.61	\$ 318.94	\$ 375.22	\$ 161.02	\$ 273.74	\$ 322.05

**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

LOCATION		POSITION					
		2017 LICENSED MECHANIC			2017 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
1	New York, NY, Newark, NJ	\$ 211.72	\$ 359.93	\$ 423.44	\$ 191.45	\$ 325.47	\$ 382.90
2	Chicago, IL	\$ 213.65	\$ 363.20	\$ 427.29	\$ 183.45	\$ 311.87	\$ 366.91
3	St. Louis, MO & Evansville, IN	\$ 199.90	\$ 339.83	\$ 399.80	\$ 171.09	\$ 290.86	\$ 342.18
4	Boston, MA & Portland, ME	\$ 221.87	\$ 377.18	\$ 443.74	\$ 187.84	\$ 319.33	\$ 375.68
5	Philadelphia, PA	\$ 223.30	\$ 379.60	\$ 446.59	\$ 196.65	\$ 334.30	\$ 393.30
6	Pittsburgh/Erie/Wheeling	\$ 199.43	\$ 339.03	\$ 398.85	\$ 158.21	\$ 268.96	\$ 316.42
7	Baltimore, MD	\$ 174.60	\$ 296.82	\$ 349.20	\$ 162.06	\$ 275.50	\$ 324.12
8	San Francisco, CA	\$ 251.14	\$ 426.93	\$ 502.27	\$ 200.00	\$ 340.00	\$ 400.00
9	Minneapolis/Duluth, MN	\$ 191.14	\$ 324.93	\$ 382.27	\$ 163.13	\$ 277.32	\$ 326.26
10	Washington, D C	\$ 178.07	\$ 302.71	\$ 356.13	\$ 164.58	\$ 279.78	\$ 329.16
11	Cincinnati, OH	\$ 181.97	\$ 309.35	\$ 363.94	\$ 159.69	\$ 271.47	\$ 319.37
12	Kansas City, MO & Wichita, KS	\$ 196.11	\$ 333.38	\$ 392.22	\$ 163.04	\$ 277.16	\$ 326.08
14	Buffalo, NY	\$ 191.05	\$ 324.79	\$ 382.11	\$ 191.06	\$ 324.80	\$ 382.12
15	Milwaukee/Green Bay, WI	\$ 192.93	\$ 327.97	\$ 385.85	\$ 170.18	\$ 289.31	\$ 340.36
16	New Orleans, LA/Jackson, MS	\$ 170.25	\$ 289.42	\$ 340.50	\$ 155.25	\$ 263.93	\$ 310.51
17	Cleveland, OH	\$ 193.25	\$ 328.53	\$ 386.50	\$ 164.07	\$ 278.92	\$ 328.15
18	Los Angeles, CA/Las Vegas, NV	\$ 220.65	\$ 375.11	\$ 441.31	\$ 178.35	\$ 303.19	\$ 356.69
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 211.53	\$ 359.60	\$ 423.06	\$ 179.08	\$ 304.43	\$ 358.16
19	Anchorage, Alaska	\$ 211.53	\$ 359.60	\$ 423.06	\$ 179.08	\$ 304.43	\$ 358.16
20	Louisville, KY	\$ 194.20	\$ 330.13	\$ 388.39	\$ 165.21	\$ 280.85	\$ 330.42
21	Dallas/Ft. Worth, TX	\$ 178.45	\$ 303.37	\$ 356.90	\$ 169.78	\$ 288.62	\$ 339.55
23	Portland, OR	\$ 206.95	\$ 351.81	\$ 413.89	\$ 175.66	\$ 298.62	\$ 351.32
24	Birmingham, AL	\$ 180.74	\$ 307.27	\$ 361.49	\$ 162.22	\$ 275.77	\$ 324.43
25	Denver, CO	\$ 180.45	\$ 306.77	\$ 360.91	\$ 171.05	\$ 290.78	\$ 342.09
27	Rochester, NY	\$ 191.05	\$ 324.79	\$ 382.11	\$ 191.06	\$ 324.80	\$ 382.12
28	Omaha, NE	\$ 176.41	\$ 299.90	\$ 352.82	\$ 159.83	\$ 271.71	\$ 319.66
30	Memphis, TN	\$ 173.59	\$ 295.10	\$ 347.18	\$ 149.30	\$ 253.82	\$ 298.61

LOCATION		POSITION					
		2017 LICENSED MECHANIC			2017 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
31	Houston, TX	\$ 170.09	\$ 289.15	\$ 340.18	\$ 167.17	\$ 284.18	\$ 334.33
32	Atlanta/Savannah, GA	\$ 179.30	\$ 304.80	\$ 358.59	\$ 169.17	\$ 287.59	\$ 338.34
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 189.22	\$ 321.67	\$ 378.44	\$ 170.48	\$ 289.82	\$ 340.97
34	Indianapolis, IN	\$ 187.42	\$ 318.61	\$ 374.83	\$ 166.01	\$ 282.21	\$ 332.01
35	Albany/Utica, NY	\$ 191.05	\$ 324.79	\$ 382.11	\$ 191.06	\$ 324.80	\$ 382.12
36	Detroit, MI	\$ 205.39	\$ 349.16	\$ 410.78	\$ 173.89	\$ 295.61	\$ 347.78
37	Columbus, OH	\$ 180.20	\$ 306.34	\$ 360.40	\$ 158.22	\$ 268.97	\$ 316.43
38	Salt Lake City, UT	\$ 176.55	\$ 300.14	\$ 353.10	\$ 164.10	\$ 278.97	\$ 328.21
39	Providence, RI	\$ 202.72	\$ 344.63	\$ 405.45	\$ 162.56	\$ 276.35	\$ 325.12
41	Springfield/Worcester, MA	\$ 205.37	\$ 349.13	\$ 410.74	\$ 178.27	\$ 303.05	\$ 356.53
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 193.40	\$ 328.78	\$ 386.80	\$ 164.58	\$ 279.79	\$ 329.16
45	Akron/Youngstown, OH	\$ 186.67	\$ 317.34	\$ 373.34	\$ 167.52	\$ 284.78	\$ 335.04
48	Charleston/Huntington, WV	\$ 186.76	\$ 317.49	\$ 373.51	\$ 167.36	\$ 284.51	\$ 334.71
49	Jacksonville, FL	\$ 170.65	\$ 290.11	\$ 341.31	\$ 153.86	\$ 261.56	\$ 307.72
51	Richmond/Roanoke, VA	\$ 171.21	\$ 291.05	\$ 342.41	\$ 147.33	\$ 250.47	\$ 294.67
52	Norfolk, VA	\$ 189.11	\$ 321.49	\$ 378.22	\$ 148.51	\$ 252.46	\$ 297.01
55	Peoria, IL & Springfield, IL	\$ 186.76	\$ 317.49	\$ 373.51	\$ 162.12	\$ 275.60	\$ 324.24
59	Harrisburg, PA	\$ 170.65	\$ 290.11	\$ 341.31	\$ 158.58	\$ 269.58	\$ 317.15
62	Syracuse/Binghamton, NY	\$ 171.21	\$ 291.05	\$ 342.41	\$ 157.43	\$ 267.64	\$ 314.87
63	Oklahoma City, OK	\$ 189.11	\$ 321.49	\$ 378.22	\$ 152.52	\$ 259.29	\$ 305.04
71	Miami, FL	\$ 182.76	\$ 310.70	\$ 365.53	\$ 164.48	\$ 279.62	\$ 328.96
74	Tampa, FL	\$ 176.47	\$ 300.00	\$ 352.94	\$ 159.45	\$ 271.06	\$ 318.89
79	Little Rock, AR & Shreveport, LA	\$ 170.81	\$ 290.37	\$ 341.61	\$ 155.14	\$ 263.74	\$ 310.29
80	Greensboro/Raleigh-Durham, NC	\$ 184.75	\$ 314.07	\$ 369.49	\$ 167.95	\$ 285.52	\$ 335.90
81	San Antonio, TX	\$ 181.97	\$ 309.35	\$ 363.94	\$ 155.16	\$ 263.77	\$ 310.32
83	Tulsa, OK	\$ 169.18	\$ 287.61	\$ 338.36	\$ 145.39	\$ 247.16	\$ 290.78
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 199.66	\$ 339.43	\$ 399.33	\$ 160.56	\$ 272.95	\$ 321.12
85	Lansing, MI	\$ 204.58	\$ 347.78	\$ 409.16	\$ 179.06	\$ 304.40	\$ 358.12
91	New Haven, CT	\$ 220.48	\$ 374.82	\$ 440.97	\$ 174.16	\$ 296.07	\$ 348.32
93	Nashville/Chattanooga, TN	\$ 192.72	\$ 327.63	\$ 385.44	\$ 170.98	\$ 290.67	\$ 341.96
93	Knoxville, TN (Formerly Local No. 64)	\$ 174.44	\$ 296.54	\$ 348.88	\$ 146.46	\$ 248.98	\$ 292.92
124	Mobile, AL	\$ 211.63	\$ 359.77	\$ 423.25	\$ 192.80	\$ 327.76	\$ 385.60
126	Honolulu, HI	\$ 211.63	\$ 359.77	\$ 423.25	\$ 192.80	\$ 327.76	\$ 385.60
131	Albuquerque, NM/El Paso, TX	\$ 180.57	\$ 306.97	\$ 361.14	\$ 154.64	\$ 262.88	\$ 309.27
132	Madison, WI & Rockford, IL	\$ 200.78	\$ 341.32	\$ 401.55	\$ 166.81	\$ 283.57	\$ 333.61
133	Austin, TX	\$ 179.39	\$ 304.96	\$ 358.78	\$ 147.45	\$ 250.67	\$ 294.90



LOCATION		POSITION					
		2017 LICENSED MECHANIC			2017 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/ HOLIDAYS
135	Charlotte, NC/Columbia, SC	\$ 173.76	\$ 295.39	\$ 347.52	\$ 173.29	\$ 294.59	\$ 346.58
138	Poughkeepsie, NY	\$ 224.66	\$ 381.92	\$ 449.32	\$ 200.97	\$ 341.66	\$ 401.95
139	Orlando, FL	\$ 194.25	\$ 330.22	\$ 388.50	\$ 176.62	\$ 300.26	\$ 353.24
140	Phoenix - Tucson, AZ	\$ 195.12	\$ 331.70	\$ 390.23	\$ 167.46	\$ 284.69	\$ 334.93

**NATIONAL PRICING  
HOURLY RATES**

CONTRACTOR COMPANY NAME: KONE, INC

1. Provide hourly labor rates to repair, upgrade or modernize elevators, escalators, walkways, wheelchair lifts, platform lifts, and dumbwaiters for all brands, such as but not limited to, Kone, Montgomery, Otis, Schindler, Thyssen Krupp, Dover, Serge, Montgomery, Millar, Amtech, US Elevator Molar, Motion and Swift and others.
2. NORMAL HOURS: Monday-Friday, 8:00 am - 5:00 pm.
3. OVERTIME: Monday - Friday outside of normal working hours and Saturday.
4. SUNDAYS/HOLIDAYS: Sundays and IUEC recognized holidays.

LOCATION		POSITION					
		2018 LICENSED MECHANIC			2018 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
1	New York, NY, Newark, NJ	\$ 220.19	\$ 374.32	\$ 440.38	\$ 199.11	\$ 338.49	\$ 398.22
2	Chicago, IL	\$ 222.19	\$ 377.73	\$ 444.38	\$ 190.79	\$ 324.35	\$ 381.58
3	St. Louis, MO & Evansville, IN	\$ 207.90	\$ 353.42	\$ 415.79	\$ 177.94	\$ 302.49	\$ 355.87
4	Boston, MA & Portland, ME	\$ 230.74	\$ 392.26	\$ 461.49	\$ 195.35	\$ 332.10	\$ 390.71
5	Philadelphia, PA	\$ 232.23	\$ 394.79	\$ 464.46	\$ 204.51	\$ 347.67	\$ 409.03
6	Pittsburgh/Erie/Wheeling	\$ 207.40	\$ 352.59	\$ 414.81	\$ 164.54	\$ 279.72	\$ 329.08
7	Baltimore, MD	\$ 181.59	\$ 308.70	\$ 363.17	\$ 168.54	\$ 286.52	\$ 337.08
8	San Francisco, CA	\$ 261.18	\$ 444.01	\$ 522.37	\$ 208.00	\$ 353.60	\$ 416.00
9	Minneapolis/Duluth, MN	\$ 198.78	\$ 337.93	\$ 397.56	\$ 169.65	\$ 288.41	\$ 339.31
10	Washington, D C	\$ 185.19	\$ 314.82	\$ 370.38	\$ 171.16	\$ 290.98	\$ 342.32
11	Cincinnati, OH	\$ 189.25	\$ 321.72	\$ 378.50	\$ 166.07	\$ 282.32	\$ 332.15
12	Kansas City, MO & Wichita, KS	\$ 203.95	\$ 346.72	\$ 407.91	\$ 169.56	\$ 288.25	\$ 339.12
14	Buffalo, NY	\$ 198.69	\$ 337.78	\$ 397.39	\$ 198.70	\$ 337.79	\$ 397.40
15	Milwaukee/Green Bay, WI	\$ 200.64	\$ 341.09	\$ 401.28	\$ 176.99	\$ 300.88	\$ 353.98
16	New Orleans, LA/Jackson, MS	\$ 177.06	\$ 301.00	\$ 354.12	\$ 161.46	\$ 274.49	\$ 322.93
17	Cleveland, OH	\$ 200.98	\$ 341.67	\$ 401.96	\$ 170.64	\$ 290.08	\$ 341.27
18	Los Angeles, CA/Las Vegas, NV	\$ 229.48	\$ 390.12	\$ 458.96	\$ 185.48	\$ 315.32	\$ 370.96
19	Seattle, WA, Spokane, WA & Billings, MT	\$ 219.99	\$ 373.99	\$ 439.98	\$ 186.24	\$ 316.61	\$ 372.48
19	Anchorage, Alaska	\$ 219.99	\$ 373.99	\$ 439.98	\$ 186.24	\$ 316.61	\$ 372.48
20	Louisville, KY	\$ 201.96	\$ 343.34	\$ 403.93	\$ 171.82	\$ 292.09	\$ 343.63
21	Dallas/Ft. Worth, TX	\$ 185.59	\$ 315.50	\$ 371.18	\$ 176.57	\$ 300.16	\$ 353.13
23	Portland, OR	\$ 215.23	\$ 365.88	\$ 430.45	\$ 182.69	\$ 310.56	\$ 365.37
24	Birmingham, AL	\$ 187.97	\$ 319.56	\$ 375.95	\$ 168.71	\$ 286.80	\$ 337.41
25	Denver, CO	\$ 187.67	\$ 319.04	\$ 375.34	\$ 177.89	\$ 302.41	\$ 355.78
27	Rochester, NY	\$ 198.69	\$ 337.78	\$ 397.39	\$ 198.70	\$ 337.79	\$ 397.40
28	Omaha, NE	\$ 183.47	\$ 311.90	\$ 366.94	\$ 166.23	\$ 282.58	\$ 332.45

LOCATION		POSITION					
		2018 LICENSED MECHANIC			2018 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
30	Memphis, TN	\$ 180.53	\$ 306.91	\$ 361.07	\$ 155.28	\$ 263.97	\$ 310.55
31	Houston, TX	\$ 176.89	\$ 300.72	\$ 353.78	\$ 173.85	\$ 295.55	\$ 347.71
32	Atlanta/Savannah, GA	\$ 186.47	\$ 316.99	\$ 372.93	\$ 175.94	\$ 299.09	\$ 351.87
33	Des Moines/Cedar Rapids/Sioux City, IA & Rock Island, IL	\$ 196.79	\$ 334.54	\$ 393.57	\$ 177.30	\$ 301.42	\$ 354.61
34	Indianapolis, IN	\$ 194.91	\$ 331.35	\$ 389.83	\$ 172.65	\$ 293.50	\$ 345.30
35	Albany/Utica, NY	\$ 198.69	\$ 337.78	\$ 397.39	\$ 198.70	\$ 337.79	\$ 397.40
36	Detroit, MI	\$ 213.60	\$ 363.13	\$ 427.21	\$ 180.84	\$ 307.43	\$ 361.69
37	Columbus, OH	\$ 187.41	\$ 318.60	\$ 374.82	\$ 164.55	\$ 279.73	\$ 329.09
38	Salt Lake City, UT	\$ 183.61	\$ 312.14	\$ 367.23	\$ 170.67	\$ 290.13	\$ 341.33
39	Providence, RI	\$ 210.83	\$ 358.42	\$ 421.66	\$ 169.06	\$ 287.40	\$ 338.12
41	Springfield/Worcester, MA	\$ 213.58	\$ 363.09	\$ 427.17	\$ 185.40	\$ 315.18	\$ 370.80
44	Toledo, OH /Fort Wayne, IN & South Bend, IN	\$ 201.14	\$ 341.93	\$ 402.27	\$ 171.16	\$ 290.98	\$ 342.33
45	Akron/Youngstown, OH	\$ 194.14	\$ 330.03	\$ 388.27	\$ 174.22	\$ 296.17	\$ 348.44
48	Charleston/Huntington, WV	\$ 194.23	\$ 330.19	\$ 388.45	\$ 174.05	\$ 295.89	\$ 348.10
49	Jacksonville, FL	\$ 177.48	\$ 301.72	\$ 354.96	\$ 160.01	\$ 272.02	\$ 320.03
51	Richmond/Roanoke, VA	\$ 178.05	\$ 302.69	\$ 356.11	\$ 153.23	\$ 260.49	\$ 306.46
52	Norfolk, VA	\$ 196.68	\$ 334.35	\$ 393.35	\$ 154.45	\$ 262.56	\$ 308.89
55	Peoria, IL & Springfield, IL	\$ 194.23	\$ 330.19	\$ 388.45	\$ 168.60	\$ 286.62	\$ 337.21
59	Harrisburg, PA	\$ 177.48	\$ 301.72	\$ 354.96	\$ 164.92	\$ 280.36	\$ 329.84
62	Syracuse/Binghamton, NY	\$ 178.05	\$ 302.69	\$ 356.11	\$ 163.73	\$ 278.34	\$ 327.46
63	Oklahoma City, OK	\$ 196.68	\$ 334.35	\$ 393.35	\$ 158.62	\$ 269.66	\$ 317.25
71	Miami, FL	\$ 190.07	\$ 323.12	\$ 380.15	\$ 171.06	\$ 290.80	\$ 342.12
74	Tampa, FL	\$ 183.53	\$ 312.00	\$ 367.06	\$ 165.82	\$ 281.90	\$ 331.65
79	Little Rock, AR & Shreveport, LA	\$ 177.64	\$ 301.99	\$ 355.28	\$ 161.35	\$ 274.29	\$ 322.70
80	Greensboro/Raleigh-Durham, NC	\$ 192.14	\$ 326.63	\$ 384.27	\$ 174.67	\$ 296.94	\$ 349.34
81	San Antonio, TX	\$ 189.25	\$ 321.72	\$ 378.50	\$ 161.37	\$ 274.32	\$ 322.73
83	Tulsa, OK	\$ 175.95	\$ 299.11	\$ 351.90	\$ 151.21	\$ 257.05	\$ 302.41
84	Reading/Allentown/Scranton/Wilkes Barre, PA	\$ 207.65	\$ 353.00	\$ 415.30	\$ 166.98	\$ 283.87	\$ 333.96
85	Lansing, MI	\$ 212.76	\$ 361.70	\$ 425.52	\$ 186.22	\$ 316.58	\$ 372.45
91	New Haven, CT	\$ 229.30	\$ 389.82	\$ 458.61	\$ 181.13	\$ 307.91	\$ 362.25
93	Nashville/Chattanooga, TN	\$ 200.43	\$ 340.73	\$ 400.86	\$ 177.82	\$ 302.30	\$ 355.64
93	Knoxville, TN (Formerly Local No. 64)	\$ 181.42	\$ 308.41	\$ 362.83	\$ 152.32	\$ 258.94	\$ 304.64
124	Mobile, AL	\$ 220.09	\$ 374.16	\$ 440.18	\$ 200.51	\$ 340.87	\$ 401.02
126	Honolulu, HI	\$ 220.09	\$ 374.16	\$ 440.18	\$ 200.51	\$ 340.87	\$ 401.02
131	Albuquerque, NM/El Paso, TX	\$ 187.79	\$ 319.24	\$ 375.58	\$ 160.82	\$ 273.40	\$ 321.64
132	Madison, WI & Rockford, IL	\$ 208.81	\$ 354.97	\$ 417.61	\$ 173.48	\$ 294.91	\$ 346.96

LOCATION		POSITION					
		2018 LICENSED MECHANIC			2018 MECHANIC HELPER		
IUEC LOCAL UNION NO	CITY/CITIES AND SURROUNDING AREAS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS	NORMAL HOURS	OVERTIME	SUNDAYS/HOLIDAYS
133	Austin, TX	\$ 186.57	\$ 317.16	\$ 373.13	\$ 153.35	\$ 260.69	\$ 306.70
135	Charlotte, NC/Columbia, SC	\$ 180.71	\$ 307.20	\$ 361.42	\$ 180.22	\$ 306.38	\$ 360.44
138	Poughkeepsie, NY	\$ 233.64	\$ 397.20	\$ 467.29	\$ 209.01	\$ 355.32	\$ 418.03
139	Orlando, FL	\$ 202.02	\$ 343.43	\$ 404.04	\$ 183.69	\$ 312.27	\$ 367.37
140	Phoenix - Tucson, AZ	\$ 202.92	\$ 344.96	\$ 405.84	\$ 174.16	\$ 296.08	\$ 348.33

US Communities Quoted Repair Pricing

Description of Upgrade	Hydraulic	Traction	USC Pricing	All pricing is subject to review and adjustments (higher/lower) based upon individual site conditions and equipment. Pricing does not include applicable taxes, zone expenses, and or costs for remote locations.
Car door restrictor	X	X	\$ 3,578	
Infrared door detector - standard application	X	X	\$ 2,178	Standard 3'-6" x 7'-0" opening.
Door astragals	X	X	\$ 1,011	
Door operator upgrade complete replacement Includes new Operator, car & hoistway equipment and car door. Excludes new hoistway doors, sills & headers. Price per landing/opening= \$5744 - 2 stop unit = \$11,488	X	X	\$ 11,488	All pricing subject to adjustments due to make/type/usage and interface requirements. Based upon 3'-6" W x 7'-0" H (center opening).
Door operator upgrade -partial hoistway retention Includes new Car door equipment, new car doors, hoistway interlocks and pickup assembly. Excludes all other hoistwaydoor equipment (hangars, tracks, doors sills and or headers) Price per landing/opening	X	X	\$ 8,800	All pricing subject to adjustments due to make/type/usage and interface requirements. Based upon 3'-6" W x 7'-0" H (center opening).
Door operator upgrade - full hoistway retention Includes new Car door Equipment & new car doors. All existing hoistway door equipment is retained. Price per landing/opening = \$3289/ea. 2 stop = \$6578.	X	X	\$ 6,578	All pricing subject to adjustments due to make/type/usage and interface requirements. Based upon 3'-6" W x 7'-0" H (center opening).
Freight door strap	X	X	\$ 303	
Freight door strobe & buzzer	X	X	\$ 2,178	
ADA telephone - Flush mounted, non remote wiring.	X	X	\$ 2,256	No existing phone present.
Emergency lighting	X	X	\$ 2,022	
LED bulb upgrade	X	X	\$ 4,900	

Cab pads & hooks	X	X	\$ 1,711	
Voice annunciator	X	X	\$ 1,478	
Energy & light saver	X	X	\$ 2,567	
Keyed stop switch	X	X	\$ 1,011	
Cab fan	X	X	\$ 560	
Certificate holder	X	X	\$ 148	
Signal fixture Upgrade - 2 stop hydro. 1 COP, 2 Hall lanterns, 2 hall Pushbutton stations.	X	X	\$ 10,422	
Elevator safety signage	X	X	\$ 327	
Braille (car and jamb) - up to 3 landing unit.	X	X	\$ 607	
RSQ Pak - Hydraulic Emergency lowering device.	X		\$ 6,222	
Phase protection/voltage monitor	X		\$ 856	
Hydraulic -Soft starter	X		\$ 1,867	
Filter oil - up to 3 landging hydraulic unit.	X		\$ 2,022	
Hydraulic Muffler	X		\$ 2,333	
Hydraulic Oil cooler	X		\$ 8,556	
Tank heater	X		\$ 560	
Cable guards in machine room		X	\$ 6,378	
Traction Rope gripper - standard application. Special engineering requirements priced on individual basis.		X	\$ 16,956	
Clean/adjust brake assembly		X	\$ 467	
Drain/clean/fill gear case oil		X	\$ 2,800	
Car top inspection station	X	X	\$ 2,178	
Cartop handrail	X	X	\$ 2,411	
Cartop stop switch	X	X	\$ 933	
Emergency escape access door lock	X	X	\$ 661	
Crosshead car IDs	X	X	\$ 241	
Hoistway cleandown - up to 6 landings. Over 6 landings separate quotation to be provided.	X	X	\$ 1,944	
Hoistway side door floor numbering	X	X	\$ 366	
High water alarm in pit	X		\$ 1,244	
Pit ladder	X	X	\$ 1,244	
Pit stop switch	X	X	\$ 1,944	
Pit light	X	X	\$ 1,089	
Hydraulic line shut off valve	X		\$ 3,111	

Jack packing replacement	X		\$	2,022	
Scavenger pump	X	X	\$	1,711	
Hydro annual pressure relief test	X		\$	467	
Hydro no-load leak down test	X		\$	233	
Hydro full load leak down test	X		\$	700	
Hydro full load pressure relief test	X		\$	1,867	
Hydro 5 year full load test	X		\$	1,867	
Traction annual no load test		X	\$	933	
Traction 5 year full load test		X	\$	2,800	

# **Exhibit D**



**WORK/TASK ORDER CHANGE NAME OF PROJECT:**

**CONTRACT NO.**

FACILITIES MANAGEMENT DIVISION

DEPARTMENT OF GENERAL SERVICES, 201 W. COLFAX AVE., DEPT. 904, DENVER, CO 80202, (720)-865-8680, FAX (720) 865-7585

CONTRACTOR/CONSULTANT:

CONTRACT NO.:

WORK/TASK ORDER NUMBER:

WORK/TASK ORDER CHANGE NO.:

BID/PROPOSAL REQUEST NO.:

PEOPLESFT CHARTFIELD STRING:

CONTRACT NUMBER:

It is hereby mutually agreed that when this WORK/TASK ORDER CHANGE has been signed by the contracting parties, the following described changes shall be executed by the Contractor/Consultant without changing the terms of the Contract except as herein stipulated and agreed:

Modifications to the Work/Task Order as described:

The additional sum, as indicated herein below, constitutes full and complete consideration, payment and satisfaction to the Contractor/Consultant for the above described changes to the work order, and the Contractor/Consultant hereby agrees to make no further claims, demands, or requests of any kind whatsoever for further monies, extensions of time, other consideration for the above described changes to the work order.

**THE CONTRACTOR/CONSULTANT AGREES** to furnish all services, material and labor and perform all work/tasks required to complete the above described changes in accordance with requirements for similar work/tasks covered by the Work/Task Order, except as otherwise stipulated herein, for the following considerations:

Add to the Work/Task Order the sum of: XXXXXXXXXXXXXXXXXXXXXXXXXX and No/100 (\$0.00).

Increase / Decrease the Work/Task Order Completion Time \_\_\_\_\_ Calendar days or Revised Completion Date: \_\_\_\_\_

Contractor/Consultant: \_\_\_\_\_

Accepted for Contractor/Consultant by: \_\_\_\_\_ Title \_\_\_\_\_ Date \_\_\_\_\_

**WORK/TASK ORDER NO. \_\_\_\_\_ COST SUMMARY**  
(By Project Manager)

Original Work/Task Order Amount	\$
Previous Work/Task Order Change Additions	\$
SUB-TOTAL	\$
Previous Work/Task Order Change Deductions	\$
Net Prior to this Work/Task Order Change	\$
This Work/Task Order Change - Add <Deduct>	\$
<b>REVISED TOTAL WORK/TASK ORDER AMOUNT</b>	<b>\$</b>

**COST SUMMARY CONTRACT NO. \_\_\_\_\_**

Total of All Work/Task Orders Issued	\$
Previous Additions/Deductions	\$
Net Prior to this Change	\$
This Change -- <input type="checkbox"/> Add or <input type="checkbox"/> Delete	\$
Revised Contract Amount	\$
Maximum Contract Amount	\$
Amount Available	\$

**USING AGENCY**

I hereby certify that funds are available that will be reserved to pay the Contractor in full for the work to be performed under this WORK/TASK ORDER CHANGE .

\_\_\_\_\_  
By Using Agency - Administrative or Budget Office Date

**APPROVALS**

\_\_\_\_\_  
Approved by Division of Small Business Opportunity Date

\_\_\_\_\_  
Approved by Project Manager Date

\_\_\_\_\_  
Approved by Director of Facilities Management Date

\_\_\_\_\_  
Approved by Manager of General Services Date

\_\_\_\_\_  
Approved as to Form by City Attorney Date

LISTING OF CHANGES IN SCOPE OF WORK

NOTE: No persons shall authorize or perform any of the above until the Work/Task Order Change has all signatures and has been distributed.

DISTRIBUTION: Auditor (Contracts), Auditor (Prevailing Wage), Contract Administration, Facilities Management, Strategic Initiatives, DSBO, and Contractor.

ITEM	PR NO.	DESCRIPTION	COST	BASIS(*)

**BASIS OF CHANGE**

- |          |                           |                  |                 |
|----------|---------------------------|------------------|-----------------|
| <b>A</b> | Using Agency Request      | <b>F</b>         | Field Condition |
| <b>C</b> | Contractor Request        | <b>X</b> - _____ | other: _____    |
| <b>D</b> | Design Consultant Request | <b>X</b> - _____ | other: _____    |

# **Exhibit E**



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

2/3/2014

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Aon Risk Services Central, Inc. Chicago IL Office 200 East Randolph Chicago, IL 60601	<b>CONTACT NAME:</b> Aon Client Services	
	<b>PHONE (A/C, No, Ext):</b> 866-283-7122	<b>FAX (A/C, No):</b> 847-953-5390
<b>E-MAIL ADDRESS:</b>		
<b>INSURER(S) AFFORDING COVERAGE</b>		<b>NAIC #</b>
<b>INSURER A:</b> Old Republic Insurance Company		24147
<b>INSURER B:</b> IF P&C Insurance Company LTD.		N/A
<b>INSURER C:</b>		
<b>INSURER D:</b>		
<b>INSURER E:</b>		
<b>INSURER F:</b>		

**INSURED**  
 KONE Inc.  
 Attn: insurancerequests@kone.com  
 One KONE Court  
 Moline IL 61265

**COVERAGES**

CERTIFICATE NUMBER: 19145857

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	<b>GENERAL LIABILITY</b> <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC			MWZY 57732	1/1/2014	1/1/2015	EACH OCCURRENCE	\$ 10,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 10,000,000
							MED EXP (Any one person)	\$ 0
							PERSONAL & ADV INJURY	\$ 10,000,000
							GENERAL AGGREGATE	\$ 10,000,000
							PRODUCTS - COMP/OP AGG	\$ 10,000,000
								\$
A	<b>AUTOMOBILE LIABILITY</b> <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS			MWTB 20018	1/1/2014	1/1/2015	COMBINED SINGLE LIMIT (Ea accident)	\$ 2,000,000
							BODILY INJURY (Per person)	\$
							BODILY INJURY (Per accident)	\$
							PROPERTY DAMAGE (Per accident)	\$
								\$
								\$
B	<b>UMBRELLA LIAB</b> <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$			LP 000002172	1/1/2014	12/31/2014	EACH OCCURRENCE	\$ 10,000,000
							AGGREGATE	\$ 10,000,000
								\$
								\$
								\$
A	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A	MWC 11539706(AOS) MWXS 82206(OH)	1/1/2014 1/1/2014	1/1/2015 1/1/2015	<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTH-ER	
							E.L. EACH ACCIDENT	\$ 2,000,000
							E.L. DISEASE - EA EMPLOYEE	\$ 2,000,000
							E.L. DISEASE - POLICY LIMIT	\$ 2,000,000
	Other Policies						See Schedule of Other Policies	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Contract No. 40083478 - Project/Location: Various Locations City and County of Denver CO

**CERTIFICATE HOLDER**

City And County Of Denver  
 201 W. Colfax Ave, Dept 304  
 Denver CO 80202

**CANCELLATION**

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

*Aon Risk Services Central, Inc.*

Aon Risk Services Central, Inc.

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ACORD 25 (2010/05)

The ACORD name and logo are registered marks of ACORD

## IL 10 (12/06) OLD REPUBLIC INSURANCE COMPANY

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

### DESIGNATED ENTITY - NOTICE OF CANCELLATION PROVIDED BY US

#### SCHEDULE

**Number of Days Notice of Cancellation:** 45

**Person or Organization:**

City and County of Denver

KONE Contract #: 40083478

**Address:**

City and County of Denver  
Manager of Aviation  
Denver International Airport  
8500 Pena Boulevard, Room 8810  
Denver, CO. 80249

**Provisions**

If we cancel this policy for any statutorily permitted reason other than nonpayment of premium, and a number of days is shown for cancellation in the schedule above, we will mail notice of cancellation to the person or organization shown in the schedule above. We will mail such notice to the address shown in the schedule above at least the number of days shown for cancellation in the schedule above before the effective date of cancellation.

PIL 028 05 10

**IL 10 (12/06) OLD REPUBLIC INSURANCE COMPANY**

**WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY INSURANCE POLICY**

**DESIGNATED ENTITY - NOTICE OF CANCELTION PROVIDED BY US**

**SCHEDULE**

**Number of Days Notice of Cancellation:** 45

**Person or Organization:**  
CITY AND COUNTY OF DENVER

KONE CONTRACT #: 40083478

**Address:**  
CITY AND COUNTY OF DENVER  
MANAGER OF AVIATION  
DENVER INTERNATIONAL AIRPORT  
8500 PENA BOULEVARD, ROOM 8810  
DENVER, CO. 80249

**Provisions**

If we cancel this policy for any statutorily permitted reason other than nonpayment of premium, and a number of days is shown for cancellation in the schedule above, we will mail notice of cancellation to the person or organization shown in the schedule above. We will mail such notice to the address shown in the schedule above at least the number of days shown for cancellation in the schedule above before the effective date of cancellation.

PC 009 05 10

**IL 10 (12/06) OLD REPUBLIC INSURANCE COMPANY**

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

**DESIGNATED ENTITY - NOTICE OF CANCELLATION PROVIDED BY US**

**SCHEDULE**

**Number of Days Notice of Cancellation:** 45

**Person or Organization:**

City and County of Denver

KONE Contract #: 40083478

**Address:**

City and County of Denver  
Manager of Aviation  
Denver International Airport  
8500 Pena Boulevard, Room 8810  
Denver, CO 80249

**Provisions**

If we cancel this policy for any statutorily permitted reason other than nonpayment of premium, and a number of days is shown for cancellation in the schedule above, we will mail notice of cancellation to the person or organization shown in the schedule above. We will mail such notice to the address shown in the schedule above at least the number of days shown for cancellation in the schedule above before the effective date of cancellation.

PIL 028 05 10

**OWNERS AND CONTRACTORS PROTECTIVE  
LIABILITY DECLARATIONS  
OLD REPUBLIC INSURANCE COMPANY**



**POLICY NUMBER**

**MWZY 57677**

**POLICY HOLDER SERVICE OFFICE**

Old Republic Risk Management, Inc.  
445 South Moorland Road, Suite 300  
Brookfield, WI 53005  
(877) 797-3400

**PRODUCER**

Aon Risk Services Central, Inc.  
200 E. Randolph St.  
Chicago, IL 60601

**RENEWAL OF NUMBER**

**NAMED INSURED AND MAILING ADDRESS**

CITY AND COUNTY OF DENVER

201 W. COLFAX AVE.  
DENVER, CO 80202

**POLICY PERIOD: FROM** 4/1/2014 **to** 4/1/2019 **at 12:01 A.M. Standard Time at your mailing address shown above.**

**Location of Covered Operations:** VARIOUS LOCATIONS, CITY AND COUNTY OF DENVER

**Designated Contractor:** KONE INC.  
**Mailing Address:** ONE KONE COURT, MOLINE, IL 61265

IN RETURN FOR THE PAYMENT OF THE PREMIUM AND SUBJECT TO ALL THE TERMS OF THE POLICY, WE AGREE WITH YOU TO PROVIDE THE INSURANCE AS STATED IN THIS POLICY.

**LIMITS OF INSURANCE**

Each Occurrence Limit	\$1,000,000.00
Aggregate Limit	\$1,000,000.00

**DESCRIPTION OF BUSINESS**

Form of Business:

Individual   
  Joint Venture   
  Partnership   
  Limited Liability Company   
  Corporation  
 Organization (Other than one indicated above)

Business Description: MUNICIPALITY

**CLASSIFICATION AND PREMIUM-SUBJECT TO AUDIT**

<u>Classification</u>	<u>Code No.</u>	<u>Premium Base</u>	<u>Rate Per 1000 of Cost</u>	<u>Advance Premium</u>
		\$1,200,000.00	\$	Included
Audit Period (If applicable)		State Tax/Other (if applicable) \$ _____		
		Total Advance Premium \$ _____		
Premium shown is payable \$ _____ at inception				

**FORMS AND ENDORSEMENTS**

Forms and Endorsements applying to this coverage part and made part of this policy at time of issue:  
See Attached for List of Forms/Endorsements

Countersigned: 1/30/2014 \_\_\_\_\_

By

*Gary Hies*  
Authorized Representative



## FORMS AND ENDORSEMENTS (Page 1 of 1)

## FORMS AND ENDORSEMENTS ATTACHED TO THIS POLICY AT INCEPTION

Form No.	Description
CL 177 12 07	Quick Reference Owners And Contractors Protective Liability Coverage Part
CG 00 09 12 07	Owners And Contractors Protective Liability Coverage Form – Coverage for Operations Of Designated Contractor
PIL 008 12 03	Economic and Trade Sanctions Condition
CG 29 51 12 07	Employment-Related Practices Exclusion
PGL 004 11 03	Asbestos Exclusion Endorsement
PGL 023 11 03	Lead Exclusion Endorsement
CG 33 70 03 05	Silica or Silica-Related Dust Exclusion
CG 31 31 12 04	Fungi Or Bacteria Exclusion
IL 00 21 09 08	Nuclear Energy Liability Exclusion Endorsement
CG 21 73 01 08	Exclusion of Certified Acts of Terrorism
CG 29 05 07 05	Illinois Changes - Cancellation And Nonrenewal
IL 01 47 09 11	Illinois Changes – Civil Union
IL 01 62 09 08	Illinois Changes - Defense Costs
PGL 059 12 04	Total Pollution Exclusion with a Building Heating, Cooling and Dehumidifying Equipment Exception and a Hostile Fire Exception
GL 551 010a 0109	Issuance of Certificates of Insurance
CG 28 05 10 01	Personal Injury Liability
IL 00 03 09 08	Calculation of Premium
CG 28 04 10 93	Earlier Notice of Cancellation Provided By Us

This declaration and the coverage form(s) and endorsements, if any, listed above and attached, complete this policy.

Countersigned at: \_\_\_\_\_

Authorized Agent: *Gary Nies*

Date: 1/30/2014

# **Exhibit F**



**DENVER**  
THE MILE HIGH CITY

**Office of Human Resources**  
Denver's Human Resource Agency

201 W. Colfax, Department 412  
Denver, CO 80202  
p: 720.913.5751  
f: 720.913.5720  
[www.denvergov.org/csa](http://www.denvergov.org/csa)

TO: All Users of the City of Denver Prevailing Wage Schedules  
FROM: Seth Duhon-Thornton, Staff Human Resources Professional  
DATE: Friday July 5, 2013  
SUBJECT: Latest Change to Prevailing Wage Schedules

Please be advised, prevailing wage rates for some building, heavy, and highway construction trades have not been updated by the United States Department of Labor (DOL) since March 1, 2002. The Career Service Board, in their meeting held on April 21, 2011, approved the use of the attached supplemental wage rates until prevailing wage rates for these classifications of work are again published by the United States Department of Labor in accordance with the Davis-Bacon Act. The rates will be provided as a supplemental to the Davis-Bacon Building rates issued by OHR.

The attached Prevailing Wage Schedule is effective as of **Friday July 5, 2013** and applies to the City and County of Denver for **BUILDING CONSTRUCTION PROJECTS** (does not include residential construction consisting of single family homes and apartments up to and including 4 stories) in accordance with the Denver Revised Municipal Code, Section 20-76(c).

General Wage Decision No. CO130004  
Superseded General Decision No. CO20120004  
Modification No.08  
Publication Date: 06/28/2013  
(5 pages)

Unless otherwise specified in this document, apprentices shall be permitted only if they are employed pursuant to, and individually registered in, a bona fide apprenticeship program registered with the U.S. Department of Labor (DOL). The employer and the individual apprentice must be registered in a program, which has received prior approval, by the DOL. Any employer, who employs an apprentice and is found to be in violation of this provision, shall be required to pay said apprentice the full journeyman scale.

For questions call (720) 913-5018

Attachments as listed above.

General Decision Number: CO130004 06/28/2013

Superseded General Decision Number: CO20120004

State: Colorado

Construction Type: Building

County: Denver County in Colorado.

BUILDING CONSTRUCTION PROJECTS (does not include residential construction consisting of single family homes and apartments up to and including 4 stories)

Modification Number	Publication Date
0	01/04/2013
1	01/11/2013
2	02/15/2013
3	03/08/2013
4	04/05/2013
5	04/26/2013
6	05/03/2013
7	05/31/2013
8	06/28/2013

ASBE0028-001 10/01/2012

	Rates	Fringes
Asbestos Workers/Insulator (Includes application of all insulating materials, protective coverings, coatings and finishings to all types of mechanical systems).....	\$ 28.98	13.03

-----  
BRCO0007-001 01/01/2011

	Rates	Fringes
BRICKLAYER.....	\$ 22.13	9.89

-----  
BRCO0007-005 06/01/2011

	Rates	Fringes
TILE SETTER.....	\$ 25.15	9.18

-----  
CARP0001-004 05/01/2009

	Rates	Fringes
Carpenters: Acoustical, Drywall Hanging/Framing and Metal		

Stud, Form Building/Setting.\$ 26.60 8.89

CARP1607-002 06/01/2012

	Rates	Fringes
MILLWRIGHT.....	\$ 28.95	11.10

ELEC0068-002 12/01/2012

	Rates	Fringes
ELECTRICIAN (Includes Low Voltage Wiring and Installation of Fire alarms, Security Systems, Telephones, Computers and Temperature Controls).....	\$ 32.10	12.53

ELEV0025-002 01/01/2013

	Rates	Fringes
Elevator Constructor.....	\$ 39.59	25.185

FOOTNOTE:

a. Employer contributes 8% of basic hourly rate for over 5 years' service and 6% basic hourly rate for 6 months' to 5 years' service as Vacation Pay Credit.

PAID HOLIDAYS: New Year's Day; Memorial Day; Independence Day; Labor Day; Veterans Day; Thanksgiving Day; Friday after Thanksgiving Day; and Christmas Day.

ENGI0009-003 06/25/2012

	Rates	Fringes
Power equipment operator - crane		
141 tons and over.....	\$ 25.48	8.62
50 tons and under.....	\$ 24.42	8.62
51 to 90 tons.....	\$ 24.57	8.62
91 to 140 tons.....	\$ 24.72	8.62

IRON0024-001 07/01/2011

	Rates	Fringes
IRONWORKER, STRUCTURAL.....	\$ 23.80	10.91

LABO0720-003 05/01/2009

	Rates	Fringes
--	-------	---------

Laborers:

Concrete/Mason Tenders.....\$ 16.52 6.84

PAIN0079-002 08/01/2012

	Rates	Fringes
Drywall Finisher/Taper		
Hand.....	\$ 18.69	6.37
Tool.....	\$ 19.04	6.37
Painters:.....	\$ 17.99	6.37
PAPERHANGER.....	\$ 18.69	6.37

PAIN0930-001 07/01/2012

	Rates	Fringes
GLAZIER.....	\$ 27.77	7.42

PLAS0577-001 05/01/2013

	Rates	Fringes
Cement Mason/Concrete Finisher...	\$ 23.25	10.23

\* PLUM0003-001 01/01/2013

	Rates	Fringes
PLUMBER (Excluding HVAC work).....	\$ 33.18	11.44

PLUM0208-001 01/01/2013

	Rates	Fringes
PIPEFITTER (Including HVAC pipe).....	\$ 33.10	11.52

SFCO0669-001 01/01/2013

	Rates	Fringes
SPRINKLER FITTER.....	\$ 32.44	18.60

SHEE0009-001 07/01/2012

	Rates	Fringes
Sheet metal worker (Includes HVAC duct and installation of HVAC systems).....	\$ 31.77	12.32

SUCO2001-011 12/20/2001

Rates Fringes

Carpenters:		
All Other Work.....	\$ 16.12	2.84
Ironworkers:		
Reinforcing.....	\$ 18.49	3.87
Laborers:		
Brick Finisher/Tender.....	\$ 12.78	1.41
Common.....	\$ 10.62	2.09
Power equipment operators:		
Mechanic.....	\$ 18.48	

---

WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

**Career Service Authority**  
**Supplemental to the Davis-Bacon *Building* Construction Project rates**  
**(Specific to the Denver projects)**  
**Supp #100, Date: 03-02-2012**

<u>Classification</u>		<u>Base</u>	<u>Fringe</u>
Boilermakers		\$30.97	\$21.45
Power Equipment Operators (Concrete Mixers):			
	Less than 1 yd	\$23.67	\$10.67
	1 yd and over	\$23.82	\$10.68
	Drillers	\$23.97	\$10.70
	Loaders over 6 cu yd	\$23.82	\$10.68
	Oilers	\$22.97	\$10.70
Soft Floor Layers		\$16.70	\$9.81
Ironworkers (Ornamental)		\$24.80	\$10.03
Plasters		\$24.60	\$12.11
Plaster Tenders		\$10.79	-
Laborers: Concrete Saw		\$13.89	-
Power Equipment Operators:			
	Backhoe	\$23.67	\$10.67
	Loader up to and incl 6 cu yd	\$23.67	\$10.67
	Motor Grader	\$23.97	\$10.70
	Roller	\$23.67	\$10.67
Truck Drivers (Dump Trucks):			
	6 to 14 cu yds	\$19.14	\$10.07
	15 to 29 cu yds	\$19.48	\$10.11
	Flatbed	\$19.14	\$10.07
	Semi	\$19.48	\$10.11

- To determine the Tile Setters-Marble Mason-Terrazzo mechanic rates—Use Davis Bacon-Building rates adopted by the Career Service Board.
- To determine the Tile Finisher-Floor Grinder-Base Grinder—Use current Career Service Prevailing Wage Schedules.
- Caulkers—Receive rate prescribed for craft performing operation to which caulking is incidental .i.e. glazier, painter, brick layer, cement mason.
- Use the “Carpenters—All Other Work” rates published by the federal Davis Bacon rates for batt insulation, pre-stress concrete and tilt up concrete walls, Roofers (including foundation waterproofing).
- Use the “Laborer—Common”, rates published by the federal Davis Bacon rates for General Housekeeping, Final Cleanup and Fence Installer.