



The Ormond Heritage
CONDOMINIUM MANAGEMENT ASSOCIATION, INC.
One John Anderson Drive, Ormond Beach, Florida 32176
(386) 672-6778 Fax (386) 672-5187 E-Mail ormondheritage@gmail.com
Web Site <http://ormondheritage.org/>

Notice of Interior Decorating and Ball Room Committee Meeting

Date of Meeting: Tuesday, June 14, 2022
Time of Meeting: 2:30 PM
Location of Meeting: 2nd Floor Meeting Room

Agenda

1. Call to Order
2. Proof of Notice
3. Roll Call
4. Approval of Minutes
 - a. March 22, 2022
5. Elevator Cab Updates
6. Atrium Carpets
7. Décor Item
8. Atrium Planters
9. Further Recommendations and Objectives
10. Adjournment

All attendees are encouraged to maintain appropriate social distance
and to wear a mask while at the meeting.

Committee meetings are restricted to owners and board approved guests only.



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Minutes of March 22, 2022, Interior Decorating and Ball Room Committee Meeting

1. Call to Order

The meeting was called to order by Ray Panknin, committee chair.

2. Proof of Notice

Notice of the meeting was given in accordance with statute and board direction.

3. Roll Call

A quorum of the committee (Ray Panknin, Chair; Jessie Schminke; Lois Berardi; Carol Herlihy; Jim Geis; Arlene Halsey) was present in person.

4. Approval of Minutes

a. February 8, 2022

A motion was made by Carol Herlihy, seconded by Jessie Schminke, and approved unanimously to accept the February 8, 2022, joint Decorating & Ballroom and Buildings & Grounds meeting minutes.

5. Lobby and Ballroom

a. Décor Objects

b. Lobby Mirrors

c. Logo

There was extensive discussion concerning further aesthetic upgrades and décor in the main lobby and ballroom:

- The committee recommended the purchase of various décor items for the lobby and ballroom. Lois and other committee members will be spearheading this effort.
- Expanded moldings for the ballroom and the circular columns in the lobby were discussed. There was interest in possibly framing the circular columns in the lobby making them square to match the columns in the ballroom. The manager was asked to speak with the Taras about the possibilities and report back.
- The committee recommended the removal of the mirror in the lobby area as they felt these were outdated. Possible replacement with pictures or expanded furniture was briefly discussed.
- The committee recommended painting over the "OH" logo in the lobby. It was felt this logo was a bit busy and could be replaced with something more traditional.

6. Elevator Cab Updates

The manager gave an update on elevator cab proposals. Further proposals are being obtained. The committee recommended continuing forward with the current design and like the mockups presented by Dynamic Elevators.

7. Atrium Planters

After an extensive discussion, the committee recommended the removal of all silk plants in the atrium planters. They felt that they could not adequately assess further action with the current setup in place.

There was also extensive discussion on the atrium carpets. The committee was interested in replacing all atrium carpets with consistent carpeting. The manager explained the history of the atrium carpets and indicated that there had previously been no appetite from the board to replace these carpets in mass but instead to replace them as needed. Continued discussion was held concerning the committee recommending a consistent color for future atrium carpeting replacements. The manager will get samples for consideration.

8. Further Recommendations and Objectives

There were several additional items discussed as future items or items of concern:

- There has been some interest in purchasing a piano for the ballroom. Following discussion, the committee recommended against this purchase.
- A discussion was held concerning the benches in the elevator lobbies. There is continued interest in replacing these benches. Instead of purchasing new benches, there was discussion of painting them White.
- There was discussion concerning cleaning the carpeting in the Library and Billiard Room. The manager said that we could do this in-house.
- Comments about updating various common area rooms from a local realtor were reviewed and discussed. Many of the recommendations had previously been discussed and considered by the committee.

9. Adjournment

With no further business to come before the committee, the meeting was adjourned at 4:05 PM.

Respectfully Submitted,

Tyler Brown, Manager
The Ormond Heritage

Elevator Cab Contacts following April 23, 2022 Board Meeting

1. April 25, 2022

- a. **Volusia Elevator LLC 386-760-7595**
 - i. Merged with Elevator 911
 - ii. Does not perform elevator cab remodels
 - iii. Recommended Dynamic Elevator Cabs
- b. **G7 Elevators 321-276-5840**
 - i. Someone answered but was not intelligible. I asked several times if this was G7 elevators with no response that could be taken as a business.
- c. **TK Elevator (ThyssenKrupp)**
 - i. This is Thyssenkrupp elevators. I would not recommend working through another elevator service company to obtain cab remodeling as they are just going to subcontract to an elevator cab company. I would also recommend against this as we have OTIS for our regular service.
 - ii. Sent an email to their contact email.
 - iii. Spoke with Daniel. He is concerned about another company doing the cabs while we are under contract with Otis as both parties tend to blame things on each other in these circumstances. He asked for cab information we currently have and a copy of the contract.
- d. **Master Elevator Sales & Service (MESS)**
 - i. A Google search shows that MESS is permanently closed.
- e. **Daytona Elevator**
 - i. I previously worked with them down in NSB so I called them for a possible reference. They got out of the commercial business and sold it to Oracle.
 - ii. They recommended
 - 1. Elevator 911 – recommended Dynamic Elevator Cabs
 - 2. Dynamic Elevator Cabs
- f. **Kone Elevator**
 - i. Another elevator service/maintenance company. Same recommendation at TK and Oracle.
- g. **Oracle**
 - i. We have already spoken with Oracle due to someone tell me another condo in Ormond by The Sea had used them and I wish I had not because they subcontract with Dynamic who I had spoken with directly. There is no way at this point that Dynamic is going to kick that gift horse in the mouth a submit a revised direct proposal.
- h. **Elevator Inspection Services, LLC**
 - i. License is inactive and appears to have no online presence.
- i. **NCIS Elevators**
 - i. Bid and you know the story
- j. **AECI**
 - i. Performed elevator remodel for me in NSB. Apparently out of business and no contact medium gets you anywhere.
- k. **Dynamic Elevator**
 - i. Spoke with them last year. Their pricing was significantly higher than NCIS or the corresponding OTIS proposal we had then. They have rebid through Oracle at \$165,000.00.
- l. **SS Elevator Design**
 - i. Web Contact that has submitted a price of \$181,500.00.
- m. **Vasile Elevator**
 - i. Web Contact that we called and emailed back and forth with on several occasions. They were going to be getting us a proposal as they had measurements, materials, specs, but communications ceased. I have no idea why as they were talking about getting pricing for our choice materials and some more value engineered options as well.
- n. **Extreme Alterations**
 - i. John was working with them on an alternate renovation method. Recently Bill and Jerry asked me to contact them and play out their proposal. I have called them twice, April 19th and April

- 22nd, without a return phone call. This, April 25, 2022, morning John told me that Pasquale is almost always in the warehouse and that he would let him know to contact me.
- ii. May 5th – I have not heard from Extreme.
 - iii. May 11, 2022 – I have still not heard from Extreme.
 - iv. June 1, 2022 – Still no contact from them.
- o. Elevator Interiors 727-614-0488
- i. Received a call back from Klod. He is going to give our number to the office. His direct line is 727-204-4726. They are out of Clearwater.
 - ii. Were scheduled to stop by Thursday, May 5th around 4:00 PM. They called and cancelled because they had gotten a late start out of Clearwater and were going to be late. We worked out that they would email for information and supply a price based on that information.
 - iii. May 11, 2022, have not heard from them.
- p. Alternate Elevators, Turned into Ferrer Fabrication Group
- i. Web Contact – Sent an email to their contact system. We will see if we hear back.
 - ii. April 27, 2022 – Spoke with Nelson. They do not do cab work but have a guy name Luis Ferrer they are going to send over. I email Nelson, nelson.montijo@gmail.com, pictures of our current and desired elevator.
 - iii. May 2, 2022 – I was contacted by Luis Ferrer (939-335-1054, ferrergroup@gmail.com) who does work for Alternate Elevators concerning the cabs. www.ferrerfabricationgroup.com
 - iv. Luis Ferrer stopped by around 3:00 PM on May 5th to look at the cabs. He is supposed to be getting us a proposal by midweek next week.
 - v. We have received proposals from Ferrer.
- q. Otis
- i. April 27, 2022 - Ongoing contact. Have spoken with them twice since the board meeting on April 23rd about finalizing the proposal. They also do not do the cabs but have a guy.
 - ii. May 2, 2022 – received updated quotes containing the 1CS and sandtex rigidized metal. They were significantly more expensive.



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June 1, 2022

Georgia Floors – Elevator Flooring

Approximately \$3,000.00 labor and material

- Material – Approximately \$1,650.00
- Labor – Estimated at \$1,000.00

A 50% material deposit will get the installer to come and look at the job to verify the installation costs. If the installation cost is higher than we would like the deposit is refunded.

Option 1



Option 2





Ferrer Fabrication Group LLC

#22-09

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option1 Small Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$13,198.00	\$39,594.00
	1) <u>Side Walls</u> - Vertical panels in plastic laminate (4).		
	2) <u>Back Wall</u> - Vertical panels in plastic laminate (3).		
	3) <u>Handrail</u> - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) <u>Ceiling</u> - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) <u>Reveals</u> - In stainless steel satin finish.		
	6) <u>Base</u> - In stainless steel satin finish with hidden ventilation.		
	7) <u>Front Panel</u> - Re-clad in stainless steel satin finish.		
	8) <u>Cab Door</u> - Re-clad in stainless steel satin finish.		
	9) <u>Floor</u> - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	<u>**When removing the existing floor there is some damage in sub-floor, it will be a change of order**</u>		
	10) <u>Panel Guards</u> - Install a stainless steel guard on bottom of each panel.		
		50% Deposit	\$19,797.00
		50% Final	\$19,797.00
		TOTAL FINAL	\$39,594.00

*The price includes materials, fabrication and installation. Valid for 15 days.

*To accept this quotation, sign here and return: _____

Ferrer Fabrication Group LLC

#22-10

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option1 Big Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$13,889.00	\$41,667.00
	1) <u>Side Walls</u> - Vertical panels in plastic laminate (4).		
	2) <u>Back Wall</u> - Vertical panels in plastic laminate (3) .		
	3) <u>Handrail</u> - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) <u>Ceiling</u> - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) <u>Reveals</u> - In stainless steel satin finish.		
	6) <u>Base</u> - In stainless steel satin finish with hidden ventilation.		
	7) <u>Front Panel</u> - Re-clad in stainless steel satin finish.		
	8) <u>Cab Door</u> - Re-clad in stainless steel satin finish.		
	9) <u>Floor</u> - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	<u>**When removing the existing floor there is some damage in sub-floor, it will be a change of order**</u>		
	10) <u>Panel Guards</u> - Install a stainless steel guard on bottom of each panel.		
		50% Deposit	\$20,833.50
		50% Final	\$20,833.50
		TOTAL FINAL	\$41,667.00

*The price includes materials, fabrication and installation. Valid for 15 days.

*To accept this quotation, sign here and return: _____

Ferrer Fabrication Group LLC

#22-11

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option 2 Small Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$14,426.00	\$43,278.00
	1) Side Walls - Horizontal panels on bottom (textured laminate), 6" of stainless steel at the high of the handrail. Horizontal panels in plastic laminate with aluminum strip detail on top. Includes 6" of stainless steel satin finish around the wall.		
	2) Back Wall - Horizontal panel on bottom (textured laminate), 6" of stainless steel at the high of the handrail. Horizontal panel in plastic laminate with aluminum strip detail on top. Includes 6" of stainless steel satin finish around the wall.		
	3) Handrail - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) Ceiling - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) Reveals - In stainless steel satin finish.		
	6) Base - In stainless steel satin finish with hidden ventilation.		
	7) Front Panel - Re-clad in stainless steel satin finish.		
	8) Cab Door - Re-clad in stainless steel satin finish.		
	9) Floor - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	When removing the existing floor there is some damage in sub-floor, it will be a change of order		
		50% Deposit	\$21,639.00
		50% Final	\$21,639.00
		TOTAL FINAL	\$43,278.00

*The price includes materials, fabrication and installation. Valid for 15 days.

Ferrer Fabrication Group LLC

#22-12

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option 2 Big Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$15,075.00	\$45,225.00
	1) Side Walls - Horizontal panels on bottom (textured laminate), 6" of stainless steel at the high of the handrail. Horizontal panels in plastic laminate with aluminum strip detail on top. Includes 6" of stainless steel satin finish around the wall.		
	2) Back Wall - Horizontal panel on bottom (textured laminate), 6" of stainless steel at the high of the handrail. Horizontal panel in plastic laminate with aluminum strip detail on top. Includes 6" of stainless steel satin finish around the wall.		
	3) Handrail - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) Ceiling - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) Reveals - In stainless steel satin finish.		
	6) Base - In stainless steel satin finish with hidden ventilation.		
	7) Front Panel - Re-clad in stainless steel satin finish.		
	8) Cab Door - Re-clad in stainless steel satin finish.		
	9) Floor - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	When removing the existing floor there is some damage in sub-floor, it will be a change of order		
		50% Deposit	\$22,612.50
		50% Final	\$22,612.50
		TOTAL FINAL	\$45,225.00

*The price includes materials, fabrication and installation. Valid for 15 days.

Ferrer Fabrication Group LLC

#22-13

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option 3 (Provided Drawing) Small Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$18,300.00	\$54,900.00
	1) Side Walls - Vertical panels(4) with stainless steel textured 1CS on bottom, 2" of stainless steel Sandtex at the high of the handrail. Vertical panels(4) in plastic laminate White Driftwood on top. Includes 2" of stainless steel Sandtex around the walls.		
	2) Back Wall - Vertical panels(3)with stainless steel textured 1CS on bottom, 2" of stainless steel Sandtex at the high of the handrail. Vertical panels(3) in plastic laminate White Driftwood on top. Includes 2" of stainless steel Sandtex around the walls.		
	3) Handrail - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) Ceiling - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) Reveals - In stainless steel satin finish.		
	6) Base - In stainless steel satin finish with hidden ventilation.		
	7) Front Panel - Re-clad in stainless steel satin finish.		
	8) Cab Door - Re-clad in stainless steel satin finish.		
	9) Floor - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	When removing the existing floor there is some damage in sub-floor, it will be a change of order		
		50% Deposit	\$27,450.00
		50% Final	\$27,450.00
		TOTAL FINAL	\$54,900.00

*The price includes materials, fabrication and installation. Valid for 15 days.

Ferrer Fabrication Group LLC

#22-14

935 East Parkway
DeLand FL 32724

May 16 ,2022

ferrergroup@gmail.com

www.ferrerfabricationgroup.com

To: Ormond Heritage

SALES PERSON	JOB	PAYMENT TERMS	MEMO
Manuel Rivera	1 John Anderson Dr Ormond Beach FL.	50% Deposit 50% Final	Option 3 (Provided Drawing) Big Cabs

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
3	Elevators interiors that includes each cab:	\$19,513.00	\$58,539.00
	1) Side Walls - Vertical panels(4) with stainless steel textured 1CS on bottom, 2" of stainless steel Sandtex at the high of the handrail. Vertical panels(4) in plastic laminate White Driftwood on top. Includes 2" of stainless steel Sandtex around the walls.		
	2) Back Wall - Vertical panels(3)with stainless steel textured 1CS on bottom, 2" of stainless steel Sandtex at the high of the handrail. Vertical panels(3) in plastic laminate White Driftwood on top. Includes 2" of stainless steel Sandtex around the walls.		
	3) Handrail - Install (1) flat handrail 2"x 3/8" satin finish on back wall.		
	4) Ceiling - Suspended ceiling in stainless steel satin finish with (6) L.E.D. lights.		
	5) Reveals - In stainless steel satin finish.		
	6) Base - In stainless steel satin finish with hidden ventilation.		
	7) Front Panel - Re-clad in stainless steel satin finish.		
	8) Cab Door - Re-clad in stainless steel satin finish.		
	9) Floor - Remove and install new Luxury Vinyl Planks flooring waterproof and slip resistant.		
	When removing the existing floor there is some damage in sub-floor, it will be a change of order		
		50% Deposit	\$29,269.50
		50% Final	\$29,269.50
		TOTAL FINAL	\$58,539.00

*The price includes materials, fabrication and installation. Valid for 15 days.

Date: June 9, 2022

Estimate: O-057447 Serial No's: 49496,
49497, 49498, 49499, 494500, 494501

Account No: A-91652

Ormond Heritage Condominium

1 John Anderson Drive
Ormond Beach, Florida 32176

Tyler Brown
Tel: (386) 672-6778

Name: E. Harper Smith
Title: Senior Business Development Manager

Premier - Oracle Elevator Company, Inc.

250 National Place, Suite 152
Longwood, Florida 32750

Telephone: (352) 745-4787

E-mail: harper.smith@oracleelevator.com

Premier / Oracle Elevator will provide the necessary labor and materials for the following work to be completed on the above referenced six (6) geared traction elevators.

- Pull Alteration Permit for each elevator as required by the Bureau of Elevator Safety
- Demo and Prep elevator cab and metal surfaces for the cab finish upgrades
- Elevator Panels – Install seven (7) new raised panels. The top panels will be Wilsonart White Driftwood. Side and edge will be Rigidized Sandtex two (2) panels on each side of the wall, three (3) panels on rear wall bottom panel in Rigidized Metal 1cs one (1) panel on each wall between top and bottom separated by ¾" stainless steel reveals
- Cab Entrances – Clad the transom, return, strike jam and door skin in satin stainless steel #4 finish
- Reveal/Base/Frieze – Install new satin stainless steel #4 with necessary code required ventilation
- Ceiling – Install new satin stainless steel #4 LED six (6) panel downlight ceiling. 1/8" of space in between the tile will be painted black. The ceiling will be raised as much as possible so that panels no longer need to be removed when moving tall items as discussed onsite
- Handrails – Install new satin stainless steel #4 2" x 3/8" flat bar handrails on side and rear walls at code required heights
- Cab Flooring – Install new 30 mil Philadelphia Commercial Resilient Collection Grain 11 in Milo (00572). No sub-floor is included in pricing is assumed to be in good condition

Contract Price: \$165,000.00

(ONE HUNDRED SIXTY FIVE THOUSAND AND 00/100 DOLLARS)

PAYMENT SCHEDULE

1. 50% due upon completion
2. 50% due upon acceptance

TAXES, PERMITS, TESTING, AND FEES

We included taxes where applicable, permits, testing requirements and testing fees.

WORKING HOURS

All work is based on the normal working hours of the elevator trade and no overtime hours are considered.

ACCEPTANCE

A returned copy of the proposal, properly signed and dated and approved by Premier / Oracle Elevator shall constitute the contract between us and will be our authorization to order materials and schedule the work.

CONTACT

Please direct any questions or areas of concern to the undersigned.

It is understood that Premier / Oracle Elevator (the "Company") will arrange to install the material necessary to complete your job and shall be upon you or your authorized representative signing the final acceptance that the installation is satisfactory and complete. You agree to pay the Company the amount specified above which will cover the costs of labor and materials. Should it become necessary to collect any of the money due us under this agreement with you, through an attorney, then you shall pay all cost of collections, including a reasonable attorney's fee. Any changes made by you in the above specifications necessitating additional labor or materials shall not be included or covered by this proposal, but shall be provided for in a separate and additional signed agreement by both parties. There shall be no liability for delays due to causes beyond our control. Accounts in arrears thirty (30) days will be assessed a monthly service charge of 1.5% This proposal and payment agreement shall be the whole agreement between the parties and shall not be altered except by written agreement. In consideration of the performance of the services and the furnishing of the materials, it is expressly understood that the Company assumes no liability for accidents, injuries to persons or damage to property occurring on or near any part of the elevator system which is the subject of this Agreement regardless of the cause of any such accident, bodily injury or property damage and regardless of any negligence upon the part of the Company, its employees or officers. You agree to indemnify, defend, and hold harmless the Company, its officers, agents and employees from and against any and all claims, demand, suits and proceedings brought against the Company or its officers, directors, or employees of any nature whatsoever, including but not limited to claims and lawsuits for losses of any kind, property damage, personal injury or death that are alleged to have arisen from or alleged to be connected with the presence, use misuse, maintenance, installation, removal, manufacture, design, operation or condition of the equipment covered by this Agreement, specifically including claims or losses alleged or proved to have arisen from the partial or sole negligence of the Company or its officers, directors, or employees. You expressly agree to name Premier Elevator as an additional named insured on your liability insurance policies. It is understood that the elevator, at all times, is owned by you and that you are solely responsible for its safe operation.

Upon approval please sign and scan back for immediate processing.

Proposed by:

X _____
(Signature)

Name
Title
Premier / Oracle Elevator Company, Inc.

Date: June 9, 2022

Accepted by: **Ormond Heritage Condominium**

X _____
(Signature)

Name: _____
(Print)

Title: _____

Date: _____

PREVIEW DESIGN



DYNAMIC
ELEVATOR CAB

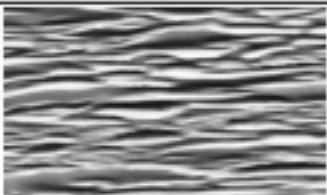
3804 N JOHN YOUNG PKWY Ste 18
ORLANDO, FL 32804
CS@DYNAMICELEVATORCAD.COM

JOB NAME:

JOB No. : #0096

DATE : 03/04/2022

MATERIALS:



RIGIDIZED 1CS



RIGIDIZED SANDEX



WILSONART WHITE DRIFTWOOD



PHILADELPHIA MILO 00572

CUSTOMER:



PREMIER ORACLE
ELEVATOR

PREVIEW DESIGN



DYNAMIC
ELEVATOR CAB

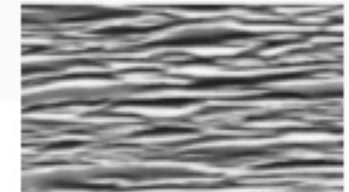
3804 N JOHN YOUNG PKWY Ste 18
ORLANDO, FL 32804
CS@DYNAMICELEVATORCAD.COM

JOB NAME:

JOB No. : #0096

DATE : 03/04/2022

MATERIALS:



RIGIDIZED 1CS



RIGIDIZED SANDEX



ST/AT'L #4



PHILADELPHIA MILO 00572

CUSTOMER:



PREMIER ORACLE
ELEVATOR



Made to move you

DATE: 04/28/2022

TO:

ORMOND HERITAGE CONDO

One John Anderson Dr
Ormond Beach, FL 32176

FROM:

Otis Elevator Company

55 W Pineloch Ave
Orlando, FL 32806

EQUIPMENT LOCATION:

ORMOND HERITAGE
1 John Anderson Dr
Ormond Beach, FL 32176

Rob Dekin
Phone: 4074383633
Fax:

PROPOSAL NUMBER: RVD220428184507

MACHINE NUMBER(S) : F43483

CUSTOMER DESIGNATION(S) : ALL ELEVATORS

NEW ELEVATOR CABS AND CEILINGS IN ALL ELEVATORS

3-2500LB CABS

Furnish and install style and rail cab design consisting of White Driftwood plastic laminate, Rigidized 1CS, and Rigidized Duo Sandtex as per picture sent on 3/31/22.

3- 2500lb Cabs- Tall Furnish and install style and rail cab design consisting of White Driftwood plastic laminate, Rigidized 1CS, and Rigidized Duo Sandtex as per picture sent on 3/31/22.

Furnish and install 6 panel, 6 light LED down light ceiling with stainless steel finish on all 6 elevators

PRICE: \$ 148,300.00

One hundred forty eight thousand three hundred dollars

This price is based on a DBCFDownPaymentPercentageTextpercent (50%) downpayment in the amount of \$ 74,150.00

PAYMENT TERMS:

- The base proposal price is contingent upon receiving a pre-payment of 50% of the base contract amount.

- The pre-payment amount is due in full prior to ordering material and/or mobilizing.

In the event 100% of the contract price is not paid up front, we must be paid the remaining balance no later than the completion of work. Final invoice will be submitted once work is scheduled.

This proposal, including the provisions printed on the last page(s), and the specifications and other provisions attached hereto shall, when accepted by you below and approved by our authorized representative, constitute the entire contract between us, and all prior representations or agreements not incorporated herein are superseded.

Submitted by: Rob Dekin
 Title: Open Order Sales
 E-mail: rob.dekin@otis.com

Accepted in Duplicate

Customer

Approved by Authorized Representative

Date: _____

Signed: _____

Print Name: _____

Title _____

E-mail: _____

Name of Company _____

Otis Elevator Company

Approved by Authorized Representative

Date: _____

Signed: _____

Print Name: Christopher Grande

Title _____

☐ Principal, Owner or Authorized Representative of Principal or Owner

☐ Agent: _____
 (Name of Principal or Owner)

Otis Service and Repair Order

TERMS AND CONDITIONS

1. The work shall be performed for the agreed price plus any applicable sales, excise or similar taxes as required by law.
2. In addition to the agreed price, you shall pay to us any future applicable tax imposed on us, our suppliers or you in connection with the performance of the work described.
3. This quotation is subject to change or withdrawal by us prior to acceptance.
4. We warrant to you that the work performed by us hereunder shall be free from defects, not inherent in the quality required or permitted, in material and workmanship for one (1) year from the date of substantial completion. We used commercially reasonable efforts to ensure that the EMS Panorama 2.0 software provided to you is free from viruses and vulnerabilities that may be exploited by third parties. Our duty and your remedy under this warranty are limited to our correcting any such defect you report to us within the warranty period by, at our opinion, repair or replacement, provided all payments due under the terms of this contract have been made in full. All parts used for repair or replacement under this warranty shall be good quality and furnished on an exchange basis. Printed circuit boards used for replacement parts under this warranty may be refurbished boards. Exchanged parts become our property. This warranty shall be voided if said defect is caused by your breach or negligence or unauthorized access or manipulation of the system.
5. We shall perform the work during our regular working hours of our regular working days unless otherwise agreed in writing. You shall be responsible for providing suitable storage space at the site for our material.
6. You shall obtain title to all the equipment, excluding the software, furnished hereunder when final payment for such material is received by us.
7. Any drawings, illustrations or descriptive matter furnished with the proposal are submitted only to show the general style, arrangement and dimensions of the equipment.
8. Payments shall be made as follows: A down payment of hundred percent (100%) of the price shall be paid after we have completed processing your equipment requirements, and orders are placed; the balance shall be paid on completion if the work is completed within a thirty day period. If the work is not completed within a thirty day period, monthly progress payments shall be made based on the value of any equipment ready or delivered, if any, and labor performed through the end of the month less a five percent (5%) retainage and the aggregate of previous payments. The retainage shall be paid when the work is completed. We reserve the right to discontinue our work at any time until payments shall have been made as agreed and we have assurance satisfactory to us that subsequent payments will be made when due. Payments not received within thirty (30) days of the date of invoice shall be subject to interest accrued at the rate of eighteen percent (18%) per annum or at the maximum rate allowed by applicable law, whichever is less. We shall also be entitled to reimbursement from you of the expenses, including attorney's fees, incurred in collecting any overdue payments.
9. Any material removed by us in the performance of the work shall become our property.
10. Our performance is conditioned upon your securing any required governmental approvals for the installation of any equipment provided hereunder and your providing our workmen with adequate electrical power at no cost to us with a safe place in which to work, and we reserve the right to discontinue our work in the building whenever in our opinion working conditions are unsafe. If overtime work is mutually agreed upon and performed, an additional charge thereof, at our usual rates for such work, shall be added to the contract price. The performance of our work hereunder is conditioned on your performing the preparatory work and supplying the necessary data specified on the front of this proposal or in the attached specification, if any. Should we be required to make an unscheduled return to your site to begin or complete the work due to your request, acts or omissions, then such return visits shall be subject to additional charges at our current labor rates.
11. We shall retain a security interest in all material furnished hereunder and not paid for in full. You agree that a copy of this Agreement may be used as a financing statement for the purpose of placing upon public record our interest in any material furnished hereunder, and you agree to execute a UCC-1 form or any other document reasonably requested by us for that purpose.
12. Except insofar as your equipment may be covered by an Otis maintenance or service contract, it is agreed that we will make no examination of your equipment other than that necessary to do the work described in this contract and assume no responsibility for any part of your equipment except that upon which work has been done under this contract.
13. Neither you nor we shall be liable to the other party hereto for any loss, damage or delay due to any cause beyond your or our reasonable control, including, but not limited to, acts of government, strikes, lockouts, fire, explosion, theft, floods, riot, civil commotion, war, malicious mischief or actors, or act of God; provided, however, that, should loss of or damage to our material or work occur at the site, you shall compensate us therefor unless such loss or damage results from our acts or omissions.
14. We do not agree under our warranty to bear the cost of repairs or replacements due to vandalism, abuse, misuse, neglect, normal wear and tear, modifications not performed by us, improper or insufficient maintenance by others, or any cause beyond our control.
15. We shall conduct, at our own expense, the entire defense of any claim, suit or action alleging that, without further combination, the use by you of any equipment provided hereunder directly infringes any patent, but only on the conditions that (a) we receive prompt written notice of such claim, suit or action and full opportunity to assume the sole defense thereof, including settlement and appeals, and all information available to you for such defense; (b) said equipment is made according to a specification or design furnished by us; and (c) the claim, suit or action is brought against you. Provided all of the foregoing conditions have been met, we shall, at our own expense, either settle said claim, suit or action or shall pay all damages, excluding special, consequential damages (INCLUDING DAMAGES FOR LOSS OF PROFITS, DAMAGES TO ANY COMPUTER, DEVICE, OR SYSTEM, LOSS OF DATA, GOODWILL, USE OR OTHER LOSSES), indirect damages, punitive damages, and costs awarded by the court therein and, if the use or resale of such equipment is finally enjoined, we shall at our option, (i) procure for you the right use of the equipment, (ii) replace the equipment with equivalent noninfringing equipment, (iii) modify the equipment so it becomes noninfringing but equivalent, or (iv) remove the equipment and refund the purchase price (if any) less a reasonable allowance for use, damage or obsolescence.
16. THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE THE EXCLUSIVE WARRANTIES GIVEN: WE MAKE NO OTHER WARRANTIES EXPRESS OR IMPLIED, AND SPECIFICALLY MAKE NO WARRANTY OF MERCHANTABILITY, OF FITNESS FOR ANY PARTICULAR PURPOSE, OR THAT THE SOFTWARE IS FREE FROM VIRUSES OR VULNERABILITIES WHICH MAY BE EXPLOITED BY A THIRD PARTY; AND THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE IN LIEU OF ANY SUCH WARRANTIES AND ANY OTHER OBLIGATION OR LIABILITY ON OUR PART.
17. Your remedies set forth herein are exclusive and our liability with respect to any contract, or anything done in connection therewith such as performance or breach thereof, or from the manufacture, sale, delivery, installation, repair or use of any equipment furnished under this contract, whether in contract, in tort, in warranty or otherwise, shall not exceed the price for the equipment or services rendered.
18. It is agreed that after completion of our work, you shall be responsible for ensuring that the operation of any equipment furnished hereunder is periodically inspected. The interval between such inspections shall not be longer than what may be required by the applicable governing safety code. By accepting delivery of parts incorporating software you agree that the transaction is not a sale of such software but merely a license to use such software solely for operating the unit(s) for which the part was provided, not to copy or let others copy such software for any purpose whatsoever, to keep such software in confidence as a trade secret, and not to transfer possession of such part to others except as a part of a transfer of ownership of the equipment in which such part is installed, provided that you inform us in writing about such ownership transfer and the transferee agrees in writing to abide by the above license terms prior to any such transfer.
19. Our work shall not include the identification, detection, abatement, encapsulation or removal of asbestos, polychlorinated biphenyl (PCB), or products or materials containing asbestos, PCB's or other hazardous substances. In the event we encounter any such product or materials in the course of performing work, we shall have the right to discontinue our work and remove our employees from the project until you have taken the appropriate action to abate, encapsulate or remove such products or materials, and any hazards connected therewith, or until it is determined that no hazard exists (as the case may require). We shall receive an extension of time to complete the work hereunder and compensation for delays encountered as a result of such situation.
20. This Agreement constitutes the entire understanding between the parties regarding the subject matter hereof and may not be modified by any terms on your order form or any other document, and supersedes any prior written or oral communication relating to the same subject. Any amendment or modifications to this Agreement shall not be binding upon either party unless agreed to in writing by an authorized representative of each party. Both parties agree that any form issued by you that contains any terms that are inconsistent with those contained herein shall not modify this Agreement, nor shall it constitute an acceptance of any additional terms.



Made to move you

DATE: 04/28/2022

TO:

ORMOND HERITAGE CONDO

One John Anderson Dr
Ormond Beach, FL 32176

FROM:

Otis Elevator Company

55 W Pineloch Ave
Orlando, FL 32806

EQUIPMENT LOCATION:

ORMOND HERITAGE
1 John Anderson Dr
Ormond Beach, FL 32176

Rob Dekin
Phone: 4074383633
Fax:

PROPOSAL NUMBER: RVD220428191133

MACHINE NUMBER(S) : F43483

CUSTOMER DESIGNATION(S) : ALL ELEVATORS

RECLADDING INSIDE OF ELEVATOR CAR DOORS TO STAINLESS STEEL

All 6 car doors will have the wood veneer removed and will be recladded with stainless steel.

Door clearances are very tight and will resume no responsibility if the car door get scratched from hitting or rubbing against the COP's panels.

Once each car door is cladde we will have the property manager approve of the work before it is returned to service and once it is approved we assume no responsibility of the car doors.

PRICE: \$ 16,825.00

Sixteen thousand eight hundred twenty five dollars

This price is based on a DownPaymentPercentage percent (50%) downpayment in the amount of \$ 8,412.50

PAYMENT TERMS:

- The base proposal price is contingent upon receiving a pre-payment of 50% of the base contract amount.
- The pre-payment amount is due in full prior to ordering material and/or mobilizing.

In the event 100% of the contract price is not paid up front, we must be paid the remaining balance no later than the completion of work. Final invoice will be submitted once work is scheduled.

This proposal, including the provisions printed on the last page(s), and the specifications and other provisions attached hereto shall, when accepted by you below and approved by our authorized representative, constitute the entire contract between us, and all prior representations or agreements not incorporated herein are superseded.

Submitted by: Rob Dekin
Title: Open Order Sales
E-mail: rob.dekin@otis.com

Accepted in Duplicate

Customer	Otis Elevator Company
Approved by Authorized Representative	Approved by Authorized Representative
Date: _____	Date: _____
Signed: _____	Signed: _____
Print Name: _____	Print Name: Christopher Grande
Title _____	Title _____
E-mail: _____	
Name of Company _____	
<input type="checkbox"/> Principal, Owner or Authorized Representative of Principal or Owner	
<input type="checkbox"/> Agent: _____	
(Name of Principal or Owner)	

TERMS AND CONDITIONS

1. The work shall be performed for the agreed price plus any applicable sales, excise or similar taxes as required by law.
2. In addition to the agreed price, you shall pay to us any future applicable tax imposed on us, our suppliers or you in connection with the performance of the work described.
3. This quotation is subject to change or withdrawal by us prior to acceptance.
4. We warrant to you that the work performed by us hereunder shall be free from defects, not inherent in the quality required or permitted, in material and workmanship for one (1) year from the date of substantial completion. We used commercially reasonable efforts to ensure that the EMS Panorama 2.0 software provided to you is free from viruses and vulnerabilities that may be exploited by third parties. Our duty and your remedy under this warranty are limited to our correcting any such defect you report to us within the warranty period by, at our opinion, repair or replacement, provided all payments due under the terms of this contract have been made in full. All parts used for repair or replacement under this warranty shall be good quality and furnished on an exchange basis. Printed circuit boards used for replacement parts under this warranty may be refurbished boards. Exchanged parts become our property. This warranty shall be voided if said defect is caused by your breach or negligence or unauthorized access or manipulation of the system.
5. We shall perform the work during our regular working hours of our regular working days unless otherwise agreed in writing. You shall be responsible for providing suitable storage space at the site for our material.
6. You shall obtain title to all the equipment, excluding the software, furnished hereunder when final payment for such material is received by us.
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10. Our performance is conditioned upon your securing any required governmental approvals for the installation of any equipment provided hereunder and your providing our workmen with adequate electrical power at no cost to us with a safe place in which to work, and we reserve the right to discontinue our work in the building whenever in our opinion working conditions are unsafe. If overtime work is mutually agreed upon and performed, an additional charge thereof, at our usual rates for such work, shall be added to the contract price. The performance of our work hereunder is conditioned on your performing the preparatory work and supplying the necessary data specified on the front of this proposal or in the attached specification, if any. Should we be required to make an unscheduled return to your site to begin or complete the work due to your request, acts or omissions, then such return visits shall be subject to additional charges at our current labor rates.
11. We shall retain a security interest in all material furnished hereunder and not paid for in full. You agree that a copy of this Agreement may be used as a financing statement for the purpose of placing upon public record our interest in any material furnished hereunder, and you agree to execute a UCC-1 form or any other document reasonably requested by us for that purpose.
12. Except insofar as your equipment may be covered by an Otis maintenance or service contract, it is agreed that we will make no examination of your equipment other than that necessary to do the work described in this contract and assume no responsibility for any part of your equipment except that upon which work has been done under this contract.
13. Neither you nor we shall be liable to the other party hereto for any loss, damage or delay due to any cause beyond your or our reasonable control, including, but not limited to, acts of government, strikes, lockouts, fire, explosion, theft, floods, riot, civil commotion, war, malicious mischief or actors, or act of God; provided, however, that, should loss of or damage to our material or work occur at the site, you shall compensate us therefor unless such loss or damage results from our acts or omissions.
14. We do not agree under our warranty to bear the cost of repairs or replacements due to vandalism, abuse, misuse, neglect, normal wear and tear, modifications not performed by us, improper or insufficient maintenance by others, or any cause beyond our control.
15. We shall conduct, at our own expense, the entire defense of any claim, suit or action alleging that, without further combination, the use by you of any equipment provided hereunder directly infringes any patent, but only on the conditions that (a) we receive prompt written notice of such claim, suit or action and full opportunity to assume the sole defense thereof, including settlement and appeals, and all information available to you for such defense; (b) said equipment is made according to a specification or design furnished by us; and (c) the claim, suit or action is brought against you. Provided all of the foregoing conditions have been met, we shall, at our own expense, either settle said claim, suit or action or shall pay all damages, excluding special, consequential damages (INCLUDING DAMAGES FOR LOSS OF PROFITS, DAMAGES TO ANY COMPUTER, DEVICE, OR SYSTEM, LOSS OF DATA, GOODWILL, USE OR OTHER LOSSES), indirect damages, punitive damages, and costs awarded by the court therein and, if the use or resale of such equipment is finally enjoined, we shall at our option, (i) procure for you the right use of the equipment, (ii) replace the equipment with equivalent noninfringing equipment, (iii) modify the equipment so it becomes noninfringing but equivalent, or (iv) remove the equipment and refund the purchase price (if any) less a reasonable allowance for use, damage or obsolescence.
16. THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE THE EXCLUSIVE WARRANTIES GIVEN: WE MAKE NO OTHER WARRANTIES EXPRESS OR IMPLIED, AND SPECIFICALLY MAKE NO WARRANTY OF MERCHANTABILITY, OF FITNESS FOR ANY PARTICULAR PURPOSE, OR THAT THE SOFTWARE IS FREE FROM VIRUSES OR VULNERABILITIES WHICH MAY BE EXPLOITED BY A THIRD PARTY; AND THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE IN LIEU OF ANY SUCH WARRANTIES AND ANY OTHER OBLIGATION OR LIABILITY ON OUR PART.
17. Your remedies set forth herein are exclusive and our liability with respect to any contract, or anything done in connection therewith such as performance or breach thereof, or from the manufacture, sale, delivery, installation, repair or use of any equipment furnished under this contract, whether in contract, in tort, in warranty or otherwise, shall not exceed the price for the equipment or services rendered.
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19. Our work shall not include the identification, detection, abatement, encapsulation or removal of asbestos, polychlorinated biphenyl (PCB), or products or materials containing asbestos, PCB's or other hazardous substances. In the event we encounter any such product or materials in the course of performing work, we shall have the right to discontinue our work and remove our employees from the project until you have taken the appropriate action to abate, encapsulate or remove such products or materials, and any hazards connected therewith, or until it is determined that no hazard exists (as the case may require). We shall receive an extension of time to complete the work hereunder and compensation for delays encountered as a result of such situation.
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Made to move you

DATE: 04/28/2022

TO:
ORMOND HERITAGE CONDO

One John Anderson D

Ormond Beach, FL 32176

EQUIPMENT LOCATION:

ORMOND HERITAGE

1 John Anderson Dr

Ormond Beach, FL 32176

FROM:

Otis Elevator Company

55 W Pineloch Ave

Orlando, FL 32806

Rob Dekin

Phone: 4074383633

Fax:

PROPOSAL NUMBER: RVD220428194436

MACHINE NUMBER(S) : F43483

CUSTOMER DESIGNATION(S) : ALL ELEVATORS

NEW STAINLESS STEEL CAR DOORS

All elevators car doors will be getting replace with new stainless steel doors.

Car Doors: 16 Gauge face sheet: Stainless Steel 304 #4 (Satin) finish. 16 Gauge back sheet: Galvanized finish.
Door panels include: Standard Gibs. 1.25 inch door thickness

Material Proposal is Based on the Following Standards (Unless Noted Otherwise):

Standard Nylube Green Universal Gibs, Standard Panel Retainer included, Standard Escutcheon tube unlocking device,

Standard 1.25 inch panel thickness to be provided unless noted otherwise

PRICE: \$ 72,204.00

Seventy-two thousand two hundred four dollars

This price is based on a down payment percentage percent (50 %) downpayment in the amount of \$ 36,102.00

PAYMENT TERMS:

- The base proposal price is contingent upon receiving a pre-payment of 50% of the base contract amount.
- The pre-payment amount is due in full prior to ordering material and/or mobilizing.

In the event 100% of the contract price is not paid up front, we must be paid the remaining balance no later than the completion of work. Final invoice will be submitted once work is scheduled.

This proposal, including the provisions printed on the last page(s), and the specifications and other provisions attached hereto shall, when accepted by you below and approved by our authorized representative, constitute the entire contract between us, and all prior representations or agreements not incorporated herein are superseded.

Submitted by: Rob Dekin
Title: Open Order Sales
E-mail: rob.dekin@otis.com

Accepted in Duplicate

Customer

Otis Elevator Company

Approved by Authorized Representative

Approved by Authorized Representative

Date: _____

Date: _____

Signed: _____

Signed: _____

Print Name: _____

Print Name: Christopher Grande

Title _____

Title _____

E-mail: _____

Name of Company _____

☐ Principal, Owner or Authorized Representative of Principal or Owner

☐ Agent: _____
(Name of Principal or Owner)

Otis Service and Repair Order

TERMS AND CONDITIONS

1. The work shall be performed for the agreed price plus any applicable sales, excise or similar taxes as required by law.
2. In addition to the agreed price, you shall pay to us any future applicable tax imposed on us, our suppliers or you in connection with the performance of the work described.
3. This quotation is subject to change or withdrawal by us prior to acceptance.
4. We warrant to you that the work performed by us hereunder shall be free from defects, not inherent in the quality required or permitted, in material and workmanship for one (1) year from the date of substantial completion. We used commercially reasonable efforts to ensure that the EMS Panorama 2.0 software provided to you is free from viruses and vulnerabilities that may be exploited by third parties. Our duty and your remedy under this warranty are limited to our correcting any such defect you report to us within the warranty period by, at our opinion, repair or replacement, provided all payments due under the terms of this contract have been made in full. All parts used for repair or replacement under this warranty shall be good quality and furnished on an exchange basis. Printed circuit boards used for replacement parts under this warranty may be refurbished boards. Exchanged parts become our property. This warranty shall be voided if said defect is caused by your breach or negligence or unauthorized access or manipulation of the system.
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13. Neither you nor we shall be liable to the other party hereto for any loss, damage or delay due to any cause beyond your or our reasonable control, including, but not limited to, acts of government, strikes, lockouts, fire, explosion, theft, floods, riot, civil commotion, war, malicious mischief or actors, or act of God; provided, however, that, should loss of or damage to our material or work occur at the site, you shall compensate us therefor unless such loss or damage results from our acts or omissions.
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16. THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE THE EXCLUSIVE WARRANTIES GIVEN: WE MAKE NO OTHER WARRANTIES EXPRESS OR IMPLIED, AND SPECIFICALLY MAKE NO WARRANTY OF MERCHANTABILITY, OF FITNESS FOR ANY PARTICULAR PURPOSE, OR THAT THE SOFTWARE IS FREE FROM VIRUSES OR VULNERABILITIES WHICH MAY BE EXPLOITED BY A THIRD PARTY; AND THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT ARE IN LIEU OF ANY SUCH WARRANTIES AND ANY OTHER OBLIGATION OR LIABILITY ON OUR PART.
17. Your remedies set forth herein are exclusive and our liability with respect to any contract, or anything done in connection therewith such as performance or breach thereof, or from the manufacture, sale, delivery, installation, repair or use of any equipment furnished under this contract, whether in contract, in tort, in warranty or otherwise, shall not exceed the price for the equipment or services rendered.
18. It is agreed that after completion of our work, you shall be responsible for ensuring that the operation of any equipment furnished hereunder is periodically inspected. The interval between such inspections shall not be longer than what may be required by the applicable governing safety code. By accepting delivery of parts incorporating software you agree that the transaction is not a sale of such software but merely a license to use such software solely for operating the unit(s) for which the part was provided, not to copy or let others copy such software for any purpose whatsoever, to keep such software in confidence as a trade secret, and not to transfer possession of such part to others except as a part of a transfer of ownership of the equipment in which such part is installed, provided that you inform us in writing about such ownership transfer and the transferee agrees in writing to abide by the above license terms prior to any such transfer.
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SS ELEVATOR DESIGN



4153 NW 135th st
Office 786-773-3390 Opa locka 33054
sselevatordesign.com
elevatorinterior001@gmail.com

Ormond Heritage
ATTN: Tyler Brown
Email: ohcmanager@gmail.com
Phone: 386-672-6778
Date: 03/02/2022

Quote: #03-02-22

Description and Specification of Work:
SS ELEVATOR DESIGN PROPOSES TO FURNISH THE FOLLOWING:
(6) Six Elevator Interior 2500LBS

(3) Three are 81" wide, 51" deep, 89" high (3) Three are 81" wide, 51" deep, 102" tall

Demolition: SS Elevator Design will remove excess materials from the existing elevator interior finishes as needed and prepare for a new interior. SS Elevator Design will dispose of waste accordingly.

Suspended Ceiling: SS Elevator Design will furnish and install a suspended ceiling with Stainless Steel Satin Finish #304 ceiling is divided into (6) six sections by 1/8" to conceal the removable emergency exit panel with (6) six 110 volts LED down lights.

Front Wall: SS Elevator Design will furnish and install front wall with stainless steel satin finish #4. Front wall will consist of a transom, strike and return wall. Front wall does not include the control panel (COP).

Rear Wall: SS Elevator Design will furnish and install (3) three vertical plastic laminate (Wilsonart) panels on the upper rear wall White Driftwood (Plastic laminate Color was provided by the client) . Lower rear wall will have (3) horizontal panels with (Rigidized Metal) 1CS with (Rigidized) Sandtex finish reveals that will be placed between the panels and on the corners of the elevator.

Side Wall: SS Elevator Design will furnish and install (2) vertical plastic laminate (Wilsonart) panels on each of the side walls White Driftwood (Plastic laminate Color was provided by the client). Lower side walls will have (2) horizontal panels with (Rigidized Metal) 1CS with (Rigidized) Sandtex finish reveals that it will be placed between the panels and on the corners of the elevator.

Handrail: SS Elevator design will furnish and install (1) handrail on the rear wall with stainless steel #4 satin Finish .Handrail will be installed at requirement code height.

Floor: SS Elevator Design will Install Resilient Collection, In the Grain II in Milo (00572) Flooring.

Base: SS Elevator Design will furnish #4 satin finish base with concealed ventilation and with ventilation cover. On the side walls the base will have seven (7) ventilation holes to ensure airflow throughout the elevator.

Price For (1) Elevator Interior 81" wide, 51" deep, 89" high: \$ 28,500.00

Grand Total For (3) Elevator Interiors 81" wide, 51" deep, 89" high: \$ 85,500.00

Price for (1) Elevator Interior 81" wide, 51" deep, 102" high: \$32,000.00

Grand Total For (3) Elevator Interiors 81" wide, 51" deep, 102" high: \$ 96,000.00

Payment

Grand Total : \$181,500.00

Deposit 50% Before Job Commencement: \$ 90,750.00

Final Payment 50% After Job Completion: \$ 90,750.00

***** All payments are subject to collect to the Florida prompt payment Act, as governed by Florida statutes 713.346(2) and 715012 unless otherwise stipulated, SS ELEVATOR will bill for substantial completion to 95% allowing 5% retains for any project whose clouded out id delayed due to punch list items. Unforeseen material substitution or any other event. *****

Note:

This Quote is valid for a period of (7) days from the date issued for fabrication within (6) months it is subject to correction for any typographical errors. All quotations and agreements are contingent upon strikes, accidents, fires, availability of materials and other causes All work performed by SS ELEVATOR will meet applicable codes. DWG LED TIME 2-3 WEEKS and MFG LEAD/ 3-4 WEEKS for all elevators. If there is any structure damage extra charges will apply,

Drawings: Shop drawings will be provided upon receipt of all materials specification and vendor interface drawing.

Renderings: With contract signed one free rendering will be included, any additional renderings will be an extra cost of \$300.00

Permits: County permits fees included,

Performed Job: Work shall be performed during business hours of 7:00AM to 3:30PM Monday-Friday

Warranty: SS ELEVATOR warranties all craftsmanship, materials and installation for 1 year from installation/delivery unless superseded by manufacturer's warranties. **

ACCEPTANCES:A return copy of the proposal, properly signed and dated and approved by SS ELEVATOR DESIGN shall constitute the contract between us and will be our authorization to order materials and schedule the work.
This contract is subject to acceptance within (30) days or subject revision hereafter.

Proposed :

Name: _____

Title: _____

Accepted :

Name: _____

Position: _____



The Ormond Heritage
CONDOMINIUM MANAGEMENT ASSOCIATION, INC.
One John Anderson Drive, Ormond Beach, Florida 32176
(386) 672-6778 Fax (386) 672-5187 E-Mail ormondheritage@gmail.com
Web Site <http://ormondheritage.org/>

June 14, 2022

Elevator Cab Proposals

In your meeting packet you should have many pieces of information pertaining to the elevator cabs:

- A log of contacts with various elevator companies throughout this process.
- Cost from Georgia Floors associated with elevator cab flooring replacement (\$3,000.00)
- Ferrer Fabrication Group – 3 Options
 - Option one, picture included - \$81,361.00
 - Option two, picture included - \$88,503.00
 - Option three, picture included (Decorating Committee Design) - \$113,439.00
- Oracle/Dynamic Elevator
 - One Option (Decorating Committee Design) - \$165,000.00
- Otis
 - Option One, Walls & Ceiling Only (Decorating Committee Design) - \$148,000.00
 - Option Two, Walls & Ceiling Only, Picture Included - \$87,600.00
 - Cladding of Doors - \$16,825.00
 - Replacement of Doors - \$72,204.00
- SS Elevators
 - One Option (Decorating Committee Design) - \$181,000.00

Notes and Points

- All proposals except Otis are all inclusive (walls, floors, ceilings).
- To obtain a full cost from Otis you will need to pick a Wall/Ceiling option and add a Cladding/Replacement option as well as adding in flooring cost as they don't do floors.
- All contractors have bid the decorating committee design:
 - Ferrer - \$113,439.00
 - Oracle - \$165,000.00
 - Otis - \$167,825 (Otis Option one, Otis Cladding, and Georgia Floors)
 - SS Elevators - \$181,000.00
- From discussions and reviews of various bids, it looks like the “crinkled metal” material adds at least \$30,000.00 to the project cost.

Recommendations

With so many options associated with the elevator cabs, it is recommended that we again narrow down contractors and interview them at a meeting if possible. From there we can make a final decision on design with those contractors when they are more willing to work through various design or material changes because they know there is money at the end of the process. Currently, if Ferrer would work out as that contractor, they have the best pricing and offer a complete project.

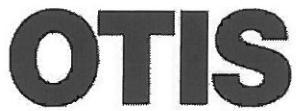
See all photos

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Made to move you

DATE: 03/25/2022

TO:
ORMOND HERITAGE CONDO
One John Anderson Dr
Ormond Beach, FL 32176

FROM:
Otis Elevator Company
55 W Pineloch Ave
Orlando, FL 32806

EQUIPMENT LOCATION:
ORMOND HERITAGE
1 John Anderson Dr
Ormond Beach, FL 32176

Rob Dekin
Phone: 4074383633

PROPOSAL NUMBER: RVD220325065249

MACHINE NUMBER(S) : F43483, F43485, F43486, F43487, F43488, F43489

CUSTOMER DESIGNATION(S) :ELV 1, ELV 2, ELV 3, ELV 4 672-6780, ELV 5, ELV 6

NEW ELEVATOR CAB WALLS AND NEW CEILINGS WITH LED LIGHTING

Smaller Cabs

Furnish and install a total of 7 plastic laminate panels (color of choice) above handrail on 3 walls.

Furnish and install 1 horizontal #4 stainless steel panels below handrail on 3 walls.

Furnish and install #4 satin stainless steel base and reveals on 3 walls.

Furnish and install 2" flat bar stainless steel handrail with returned ends on rear wall only with #4 stainless steel chair rail.

Furnish and install 6 panel, 6 light LED down light ceiling with stainless steel finish.

Taller Cabs

Furnish and install a total of 7 plastic laminate panels (color of choice) above handrail on 3 walls.

Furnish and install 1 horizontal #4 stainless steel panels below handrail on 3 walls.

Furnish and install #4 satin stainless steel base and reveals on 3 walls.

Furnish and install 2" flat bar stainless steel handrail with returned ends on rear wall only with #4 stainless steel chair rail.

Otis Service and Repair Order

Furnish and install 6 panel, 6 light LED down light ceiling with stainless steel finish.

NOTE: Price subject to change after 60 days. Lead time is 10-12 weeks after receipt of

PO#. Cab to be stationed on 1st floor for installation.

Permits and fees are not included in the price.

PRICE: \$ 87,600.00

Eighty-seven thousand six hundred dollars

This price is based on a **fifty percent (50 %)** downpayment in the amount of **\$ 43,800.00**.

PAYMENT TERMS:

- The base proposal price is contingent upon receiving a pre-payment of 50% of the base contract amount.
- The pre-payment amount is due in full prior to ordering material and/or mobilizing.

This proposal, including the provisions printed on the last page(s), and the specifications and other provisions attached hereto shall, when accepted by you below and approved by our authorized representative, constitute the entire contract between us, and all prior representations or agreements not incorporated herein are superseded.

Submitted by: Rob Dekin

Title: Open Order Sales

E-mail: rob.dekin@otis.com

Accepted in Duplicate

CUSTOMER

Approved by Authorized Representative

Otis Elevator Company

Approved by Authorized Representative

Date: _____ Date: _____

Signed: _____ Signed: _____

Print Name: _____ Print Name: Christopher Grande

Title _____ Title _____

E-mail: _____

Name of Company

☐ Principal, Owner or Authorized Representative of Principal or Owner

☐ Agent: _____
(Name of Principal or Owner)

TERMS AND CONDITIONS

1. This quotation is subject to change or withdrawal by us prior to acceptance by you.
 2. The work shall be performed for the agreed price plus any applicable sales, excise or similar taxes as required by law. In addition to the agreed price, you shall pay to us any future applicable tax imposed on us, our suppliers or you in connection with the performance of the work described.
 3. Payments shall be made as follows: A down payment of fifty percent (50 %) of the price shall be paid by you upon your signing of this document. Full payment shall be made on completion if the work is completed within a thirty day period. If the work is not completed within a thirty day period, monthly progress payments shall be made based on the value of any equipment ready or delivered, if any, and labor performed through the end of the month less a five percent (5%) retainage and the aggregate of previous payments. The retainage shall be paid when the work is completed. We reserve the right to discontinue our work at any time until payments shall have been made as agreed and we have assurance satisfactory to us that subsequent payments will be made when due. Payments not received within thirty (30) days of the date of invoice shall be subject to interest accrued at the rate of eighteen percent (18%) per annum or at the maximum rate allowed by applicable law, whichever is less. We shall also be entitled to reimbursement from you of the expenses, including attorney's fees, incurred in collecting any overdue payments.
 4. Our performance is conditioned upon your securing any required governmental approvals for the installation of any equipment provided hereunder and your providing our workmen with a safe place in which to work. Additionally, you agree to notify us if you are aware or become aware prior to the completion of the work of the existence of asbestos or other hazardous material in any elevator hoistway, machine room, hallway or other place in the building where Otis personnel are or may be required to perform their work. In the event it should become necessary to abate, encapsulate or remove asbestos or other hazardous materials from the building, you agree to be responsible for such abatement, encapsulation or removal, and in such event Otis shall be entitled to delay its work until it is determined to our satisfaction that no hazard exists and compensation for delays encountered if such delay is more than sixty (60) days. In any event, we reserve the right to discontinue our work in the building whenever in our opinion this provision is being violated.
 5. Unless otherwise agreed in writing, it is understood that the work shall be performed during our regular working hours of our regular working days. If overtime work is mutually agreed upon and performed, an additional charge therefore, at our usual rates for such work, shall be added to the contract price. The performance of our work hereunder is conditioned on your performing the preparatory work and supplying the necessary data specified on the front of this proposal or in the attached specification, if any. Should we be required to make an unscheduled return to your site to begin or complete the work due to your request, acts or omissions, then such return visits shall be subject to additional charges at our then current labor rates.
 6. Title to any material to be furnished hereunder shall pass to you when final payment for such material is received. In addition, we shall retain a security interest in all material furnished hereunder and not paid for in full. You agree that a copy of this Agreement may be used as a financing statement for the purpose of placing upon public record our interest in any material furnished hereunder, and you agree to execute a UCC-1 form or any other document reasonably requested by us for that purpose.
 7. Except insofar as your equipment may be covered by an Otis maintenance or service contract, it is agreed that we will make no examination of your equipment other than that necessary to do the work described in this contract and assume no responsibility for any part of your equipment except that upon which work has been done under this contract.
 8. Neither party shall be liable to the other for any loss, damage or delay due to any cause beyond either parties reasonable control, including but not limited to acts of government, strikes, lockouts, other labor disputes, fire, explosion, theft, weather damage, flood, earthquake, riot, civil commotion, war, mischief or act of God.
 9. We warrant that all services furnished will be performed in a workmanlike manner. We also warrant that any equipment provided hereunder shall be free from defects in workmanship and material. Our sole responsibility under this warranty shall be at our option to correct any defective services and to either repair or replace any component of the equipment found to be defective in workmanship or material provided that written notice of such defects shall have been given to us by you within ninety (90) days after completion of the work or such longer period as may be indicated on the front of this form. All defective parts that are removed and replaced by us shall become our property. We do not agree under this warranty to bear the cost of repairs or replacements due to vandalism, abuse, misuse, neglect, normal wear and tear, modifications not performed by us, improper or insufficient maintenance by others, or any causes beyond our control. We shall conduct, at our own expense, the entire defense of any claim, suit or action alleging that, without further combination, the use by you of any equipment provided hereunder directly infringes any patent, but only on the conditions that (a) we receive prompt written notice of such claim, suit or action and full opportunity and authority to assume the sole defense thereof, including settlement and appeals, and all information available to you for such defense; (b) said equipment is made according to a specification or design furnished by us; and (c) the claim, suit or action is brought against you. Provided all of the foregoing conditions have been met, we shall, at our own expense, either settle said claim, suit or action or shall pay all damages excluding consequential damages and costs awarded by the court therein and, if the use or resale of such equipment is finally enjoined, we shall, at our option, (i) procure for you the right to use the equipment, (ii) replace the equipment with equivalent noninfringing equipment, (iii) modify the equipment so it becomes noninfringing but equivalent, or (iv) remove the equipment and refund the purchase price (if any) less a reasonable allowance for use, damage and obsolescence.
- THE EXPRESS WARRANTIES SET FORTH IN THIS ARTICLE 9 ARE THE EXCLUSIVE WARRANTIES GIVEN; WE MAKE NO OTHER WARRANTIES EXPRESS OR IMPLIED, AND SPECIFICALLY MAKE NO WARRANTY OF MERCHANTABILITY OR OF FITNESS FOR ANY PARTICULAR PURPOSE; AND THE EXPRESS WARRANTIES SET FORTH IN THIS ARTICLE ARE IN LIEU OF ANY SUCH WARRANTIES AND ANY OTHER OBLIGATION OR LIABILITY ON OUR PART.
10. Under no circumstances shall either party be liable for special, indirect, liquidated, or consequential damages in contract, tort, including negligence, warranty or otherwise, notwithstanding any indemnity provision to the contrary. Notwithstanding any provision in any contract document to the contrary, our acceptance is conditioned on being allowed additional time for the performance of the Work due to delays beyond our reasonable control. Your remedies set forth herein are exclusive and our liability with respect to any contract, or anything done in connection therewith such as performance or breach thereof, or from the manufacture, sale, delivery, installation, repair or use of any equipment furnished under this contract, whether in contract, in tort (including negligence), in warranty or otherwise, shall not exceed the price for the equipment or services rendered.
 11. To the fullest extent permitted by law, you agree to hold us harmless, and defend us and indemnify us against any claim or suit for personal injury or property damage arising out of this contract unless such damage or injury arises from our sole negligence.
 12. It is agreed that after completion of our work, you shall be responsible for ensuring that the operation of any equipment being furnished hereunder is periodically inspected. The interval between such inspections shall not be longer than what may be required by the applicable governing safety code. Notwithstanding any other provisions hereof, if any part delivered hereunder incorporates software, the transaction is not a sale of such software; rather, you are hereby granted merely a license to use such software solely for operating the equipment for which such part was ordered. By accepting delivery of such part, you agree not to copy or let others copy such software for any purpose whatsoever, to keep such software in confidence as a trade secret, and not to transfer possession of such part to others except as a part of a transfer of ownership of the equipment in which such part is installed, provided that you inform us in writing about such ownership transfer and the transferee agrees in writing to abide by the above license terms.
 13. In furtherance of OSHA's directive contained in 29 C.F.R. § 1910.147(f)(2)(i), which requires that a service provider (an "outside employer") and its customer (an "on-site employer") must inform each other of their respective lock out/tag out ("LOTO") procedures whenever outside servicing personnel are to be engaged in control of hazardous energy activities on the customer's site, Otis incorporates by reference its mechanical LOTO procedures and its electrical LOTO procedures. These procedures can be obtained at WWW.OTIS.COM by (1) clicking on "The Americas" tab on the left side of the website; (2) choosing "US/English" to take you to the "USA" web page; (3) clicking on the "Otis Safety" link on the left side of the page; and (4) downloading the "Lockout Tagout Policy Otis 6.0" and "Mechanical Energy Policy Otis 7.0," both of which are in .pdf format on the right side of the website page. Customer agrees that it will disseminate these procedures throughout its organization to the appropriate personnel who may interact with Otis personnel while Otis personnel are working on site at Customer's facility.
 14. This Agreement constitutes the entire understanding between the parties regarding the subject matter hereof and may not be modified by any terms on your order form or any other document, and supersedes any prior written or oral communication relating to the same subject. Any amendment or modifications to this Agreement shall not be binding upon either party unless agreed to in writing by an authorized representative of each party.
 15. This Contract will be deemed null and void, even after execution, if it is determined by Otis that performance of the services and/or engagement in the contractual relationship/transaction will violate, or is otherwise restricted by, any and all laws, regulations and/or orders, including sanctions laws, that are applicable to Otis or otherwise apply to Otis' operations.