

TOWN OF RIDGEFIELD
Director of Facilities

RIDGEFIELD, CONNECTICUT

***Energy Conservation & Building
Maintenance***

***Solar Photovoltaic System Installation, Veterans Park,
Ridgebury and Scotland Elementary Schools, 8
Governor Street, 112 Bennett's Farm Road and 111
Barlow Mountain Road***

February 2019

Request For Proposals:
PROJECT DESCRIPTION
PROPOSAL REQUIREMENTS



RUDY MARCONI
FIRST SELECTMAN

JACOB MULLER
DIRECTOR OF FACILITIES

Bid Number 2019-10

LEGAL NOTICE

INVITATION to BID

The **Town of Ridgefield** invites all interested parties to submit sealed bids on the following:

BID DUE DATE: Thursday, April 11, 2019

BID DUE TIME: 11:00 AM

BID ITEM: Facilities Management, Solar Photovoltaic System Installation; Veterans Park, Ridgebury and Scotland Elementary Schools

BID NUMBER: 2019-10

Terms and conditions as well as the description of items being bid are stated in the specifications. **Specifications may be obtained at the following address:**

**Town of Ridgefield
Jacob Muller
400 Main Street
Ridgefield, CT. 06877
203 - 431 – 2720**

The return bid envelope must be marked and addressed to the following:

**TOWN OF RIDGEFIELD
DIRECTOR OF PURCHASING
BID NUMBER: 2019-10
400 MAIN STREET
RIDGEFIELD, CT. 06877**

Bids must be received no later than the date and time stated above at the Purchasing Director's office on the second floor. **For further information,** please call **Jacob Muller** at (203) 431-2720 or E-Mail at **purchasing@ridgefieldct.org**

Bid Documents available at www.ridgefieldct.org in the Purchasing section under Departments

Results may be viewed at www.ridgefieldct.org in the Purchasing Section under Departments after the bid opening.

Town of Ridgefield
Director of Facilities
Energy Conservation & Building Maintenance

Request for Proposal
Solar Photovoltaic System Installation
Veterans Park, Ridgebury and Scotland Elementary School
February 2019

Project Description

The Town of Ridgefield is requesting proposals from pre-qualified contractors of the CT Greenbank for the installation of a 100-kW solar photovoltaic systems on select roof areas of three Ridgefield Elementary Schools (Veterans Park, Ridgebury and Scotland Elementary Schools). The goal of the proposal is to install a system that reduces the electrical costs incurred by each school while utilizing a funding source the CT Greenbank through a twenty (20) year power purchase agreement. In general, the successful contractor shall submit a proposal that provides a “turnkey” solar photovoltaic system for each school which includes all labor, materials, tools, and equipment necessary to engineer, install, construct and maintain for a period of twenty years all equipment necessary to fulfill the requirements of the CT Greenbank including but not limited to and subject to the following:

Technical Requirements:

1. The project locations are:
 - a. Veterans Park Elementary School, 8 Governor Street, Ridgefield, CT
 - b. Ridgebury Elementary School, 112 Bennett’s Farm Road, Ridgefield, CT
 - c. Scotland Elementary School, 111 Barlow Mountain Road, Ridgefield, CT
2. Service agreements for the school buildings and electrical utility billings for each school are attached.
3. The site location plan showing the roof areas available for accepting solar photovoltaic system equipment, excerpted roof condition report, and roof condition photographs for each school are attached.
4. The size of the installed solar photovoltaic system shall not exceed 100 kw AC as required under the service agreement.

5. The project shall be funded through the CT Greenbank as a twenty-year power purchase agreement and shall include a twenty (20) year maintenance agreement through Assurant, Inc. paid for by the Contractor.
6. The Contractor shall provide an analysis of the existing roofing system for each school which shall be completed by a Connecticut licensed structural engineer to determine the suitability of the existing roofing system to safely support under all anticipated dead and live loads. The stamped analysis shall be submitted to the Town of Ridgefield for review prior to the actual installation of the solar photovoltaic systems. Existing drawings of the schools are available for review at the Office of the Building Official, 66 Prospect Street, Ridgefield, CT during normal business hours.
7. The Contractor shall provide a structural engineering analysis and supporting documentation submitted by a Connecticut licensed structural engineer certifying that the installed solar photovoltaic system can support any local applicable seismic, wind and snow load activity.
8. The contractor shall make a determination of the existence of any hazardous materials within the project areas and shall certify that no hazardous materials are utilized within his equipment or his installation procedures.
9. At a minimum, the system shall consist of the supply and installation of a solar photovoltaic generation system, mounting structure, terminal and combiner boxes, quick-connect electrical connectors, conduit, DC wiring, DC disconnect, grid-connected inverter, AC disconnect, AC wiring, all metering equipment, a system monitoring and data retrieval system, and everything necessary to interconnect with the electrical distribution system and provide a fully functioning solar photovoltaic system meeting the intent of this proposal.
10. All generating equipment shall be certified by Underwriter Laboratories (UL). The system shall be comprised of UL listed components.
11. The design, construction, and finalized installation shall be completed in accordance with the latest applicable version of the National Electrical Code (NEC), Uniform Building Code (UBC), , International Building Code (IBC), American Society of Civil Engineers (ASCE), American Society of Mechanical Engineers (ASME), American Society for Testing and Materials (ASTM), American National Standards Institute (ANSI), Underwriters Laboratory (UL), Institute of Electrical and Electronics Engineers (IEEE), American Concrete Institute (ACI), Connecticut Occupational Safety and Health (Conn-OSHA), all Federal, State, and Local construction and interconnections codes, the specific requirements of the CT Green Bank, and the connected utility.
12. The Contractor shall obtain all required permits prior to the start of construction.
13. All electrical/electronic equipment shall have surge and lightning protection. All

electrical/electronic equipment and metal surfaces shall be properly grounded as required by the NEC code as required by the equipment manufacturer for protection of personnel and equipment due to fault.

14. The material supplier shall thoroughly inspect the installation to ensure compliance with all applicable safety regulations and proper equipment operation.
15. The Contractor shall conform to all OSHA safety requirements with respect to the system's installation, site, and worker safety.
16. The Contractor shall protect the public during all phases of the project.
17. Roof-top photovoltaic mounts roofs must not require penetrating the roof. The structural design of the solar photovoltaic system shall provide for easy and cost-effective repair or replacement of the roof.
18. The Contractor shall ensure that the integrity of the roofing systems will remain intact. Any damages caused by the installation or use of the solar photovoltaic generation system to any of the roofing materials of any project building, shall be repaired or replaced at no cost to the Town by the Contractor.
19. All work completed by the Contractor shall not void the attached roof warranties.
20. Any necessary upgrades or modifications to the existing main electrical panels or new panels as required for the proper operation of the solar photovoltaic system shall be included and paid for by the Contractor.
21. The Contractor shall train the Board of Education's Facilities Maintenance staff and Town of Ridgefield's Emergency Personnel on emergency shut-off procedures.
22. The Contractor shall provide the Town of Ridgefield with final as-built documents upon completion of the project.
23. The Contractor shall abide by any and all applicable environmental laws and regulations.
24. The Contractor shall provide sanitary facilities for his workers. The Contractor's employees are prohibited from entering the school buildings except under emergency circumstances.
25. The work area shall be thoroughly cleaned by the Contractor on a daily basis and upon completion of the project.
26. The Contractor shall submit to the Board of Education a list of all employees expected to work on the site.
27. All work shall be coordinated with the Town of Ridgefield Board of Education

28. The Contractor is responsible to familiarize himself with all aspects of the existing conditions prior to submitting a bid. Arrangements for visiting the site may be made by contacting School Facilities Manager, Joseph Morits at 203-431-2800, ext. 2038. Questions shall be directed to Brian Hubbard, Building Maintainer, at 203-994-0347 or Jacob Muller, Purchasing Director, at 203-431-2720 during normal business hours. **While schools are in session, prospective bidders wishing to view the work areas must check in with the respective schools and present proper identification. Failure to do so will result in a security violation.**

Proposals:

29. The Contractor shall submit as part of this request for proposals a signed letter of intent that outlines his proposed scope of work, the estimated annual electricity generation and system size both in AC and DC, location and layout of his proposed system, and any other facts that he feels are relevant to his proposal.

The Contractor shall also submit with his proposal the following information:

- a. The completed “20 Year Flat PPA Cost to The Town of Ridgefield” sheet for each school.
 - b. Cut sheets of all major components of the solar photovoltaic generation system and applicable manufacturer’s literature
 - c. Insurance certificates
 - d. Hold Harmless Agreement
 - e. Contractor’s Qualification Statement
 - f. Contractor’s List of Subcontractors
 - g. Project Schedule
 - h. Acknowledgement that he has visited the sites and is familiar with the existing conditions.
30. Proposal Submission: Interested Contractors shall submit five (5) copies of their proposals contained within a sealed envelope to Jacob Muller, Purchasing Director, Town of Ridgefield, 400 Main Street, Ridgefield CT, 06877 before 11:00 AM, September 29, 2017. Proposals may not be accepted after that date.
31. Proposal Review: Proposals will be reviewed and evaluated by the Town of Ridgefield based on all information submitted. It is estimated that the review process will take two weeks to complete. The Town reserves the right to reject any and all proposals and to negotiate the terms and conditions of any proposal with any particular contractor. The Town also reserves the right to interview any or all potential contractors with respect to their proposals and to waive any error, or informality or technical defect in the proposal.
32. The Town of Ridgefield, in evaluating each proposal, may consider but not be limited to the following factors:
- a. Twenty-year flat PPA cost to the Town of Ridgefield

- b. Contractor's letter of intent and all documents submitted as part of his proposal.
- c. Contractor's project schedule
- d. Contractor's references and subcontractors
- e. Contractor's prior work and experience with the Town of Ridgefield
- f. Similar projects completed in the past
- g. Any other information deemed relevant

33. It is the Town's intent to award the three school installations to a single contractor based on the review of the submitted proposals.

Miscellaneous:

- 34. The Board of Selectmen of the Town of Ridgefield reserves the right to accept or reject any or all options, bids or proposals; to waive any technicality in any proposal or part thereof, and to accept any proposal deemed to be in the best interest of the Town of Ridgefield. The Board of Selectmen may reject any proposal not deemed to be in its best interest of the Town of Ridgefield.
- 35. The Town of Ridgefield is not liable for any cost incurred for the preparation of proposals or submission of samples by the firms submitting proposals for the work requested in this bid document or request for proposals.
- 36. It is the Contractor's responsibility to determine the exact amount of effort required to meet the project's intent and reflect that effort in his submitted bid.
- 37. By submitting a bid, the Contractor acknowledges that he has visited the site and is aware of the conditions involved in meeting the project's intent.
- 38. The Town reserves the right to eliminate any item, quantity, or portion of the work that it deems to be in the best interest of the Town.
- 39. Any inconsistencies shall be reported to the Town Engineer. The Town Engineer shall make the final decision on any inconsistencies and their intent.
- 40. In accordance with the provisions of Special Act No. 77-98, as amended, and Section 12-412(a) of the Connecticut General Statutes, sales of tangible personal property and services to the Town are not subject to the Connecticut Sales and Use Tax, and such tax shall not be included as part of the bid.

FRACKING WASTE ORDANINCE NOTICE

On January 9, 2019, The Town of Ridgefield approved and adopted an Ordinance prohibiting the storage, disposal or use of fracking waste on Town of Ridgefield land and/or projects. The complete Ordinance can be viewed at the Town Clerk's Office located at 400 Main Street, Ridgefield, CT or on the town website at the following link;

<https://ecode360.com/RI2176/laws/LF1067113.pdf#search=fracking>

Bidders shall follow this Ordinance in preparation and submission of their bid.

- 1.) No materials containing natural gas or oil waste shall be utilized in providing and retaining services to construct or maintain publicly owned and/or maintained road or real property with the Town of Ridgefield.
- 2.) No materials containing natural gas or oil waste shall be utilized in the purchase or acquisition of materials to construct or maintain publicly owned and/or maintained road or real property with the Town of Ridgefield.
- 3.) We _____ hereby submit a bid for materials, equipment and/or labor for the Town of Ridgefield. The bid is for bid documents titled _____. We hereby certify under penalty of perjury that no natural gas waste or oil waste will be used by the undersigned bidder or any contractor, sub-contractor, agent or vendor agent in connection with the bid; nor will the undersigned bidder or any sub-contractor, agent or vendor agent thereof apply any natural gas waste or oil waste to any road or real property within the Town of Ridgefield as a result of the submittal of this bid if selected.

4.) The successful bidder shall submit certificates of origin for project materials, fill and other.

Signed and sealed in
the presence of:

Contractor

By _____

Date _____

IN WITNESS WHEREOF, the parties hereto have set their hand and seal this
day on the _____ day of _____

Signed, Seated and Delivered in the
Presence of:

Signed:

Notary Public

Supplemental Information for Bidders and General Contract Provisions

1. PREPARATION OF PROPOSALS

Proposals must be made upon forms contained herein or as directed elsewhere. The blank spaces in the Proposal must be filled in correctly where indicated. The Bidder must state the prices for which he proposes to do each item of the work contemplated. In case of discrepancy where both words and the numerals are requested, the words shall govern. Ditto marks are not considered writing or printing and shall not be used. The Bidder shall sign his Proposal correctly. If the Proposal is made by an individual, his name, post office addresses and telephone number must be shown. If made by a firm, partnership, or corporation, the Proposal must be signed by an official of the firm, partnership, or corporation authorized to sign contracts, and must show the post office address and telephone number of the firm, partnership, or corporation. Failure to do so may disqualify the bid.

Each bid must be submitted in a sealed envelope bearing on the outside the name of the Bidder, post office address, bid number, and name of the project for which the bid is submitted. If forwarded by mail, the sealed envelope containing the bid must be enclosed in another envelope addressed to: The Purchasing Agent, Town Hall, and 400 Main Street, Ridgefield, CT 06877.

All information shall be entered in ink or by typewriter. Mistakes may be crossed out and corrections inserted before submission of your bid. The person signing the bid shall initial corrections in ink.

Corrections and/or modifications received after the closing time specified will not be accepted.

2. SUBMISSION OF PROPOSALS

Descriptive literature containing complete specifications must accompany each bid. If a bidder wishes to furnish additional information, more sheets may be added.

3. INCURRING COSTS

The Town of Ridgefield is not liable for any cost incurred for the preparation of proposals or submission of samples by the firms submitting proposals for the work requested in this bid document or request for proposals.

4. FAMILIARITY WITH THE WORK

Each bidder is considered to have examined the work to fully acquaint him with the exact existing conditions relating to the work and has fully informed himself as to the work involved and the difficulties and restrictions attending the performance of this bid. The submission of a bid will be considered as conclusive evidence that the bidder has made such examination.

5. CONSIDERATION OF PRIOR SERVICE

Previous performance, quality of service and merchandise will be considered.

6. ADDENDA AND INTERPRETATIONS & ALTERNATE PROPOSALS

At the time of the opening of bids each bidder will be presumed to have inspected the work and to have read and to be thoroughly familiar with all of the Contract Documents (including all addenda). The failure or omission of any bidder to receive or examine any form, instruction or document shall in no way relieve any bidder from any obligation in respect to his bid.

If any person contemplating submitting a proposal is in doubt as to the true meaning of any part of these specifications, he may submit a written request for an interpretation to the Purchasing Agent. No interpretations as to the meaning of the plans, specifications or other Contract Documents will be made to any bidder orally. Every request for such interpretation should be in writing addressed to the Town of Ridgefield, Purchasing Agent, 400 Main Street, Ridgefield, Connecticut 06877, and to be given consideration, must be received at least five (5) days prior to the date fixed for the opening of Bids. Any and all such interpretations and any supplementary instructions will be in the form of written Addenda to the Specifications which, if issued, will be mailed by Registered Mail with Return Receipt Requested to all prospective bidders at the respective addresses furnished for such purposes, not later than three (3) days prior to the date fixed for the opening of bids. Failure of any bidder to receive any such Addendum or interpretations shall not relieve any bidder from any obligations under his bid as submitted. All Addenda so issued shall become part of the Contract Documents. Oral explanations will not be binding on the Town.

The specifications listed are to be interpreted as meaning the minimum acceptable by the Town of Ridgefield. Bidders are requested to submit quotations on the basis of these specifications. Alternative bids providing a broader scope and/or services than requested in these specifications may receive consideration providing such equipment and/or service is clearly explained. Any exceptions to the specifications requested herein must be clearly noted in writing and are to be included as a part of your bid proposal. If none are included it will be assumed that there are none.

Definition of the word "complete" means that each unit of the equipment proposed shall include all appurtenances, fasteners, parts, accessories, and services ordinarily catalogued.

An item equal to that named or described in the specifications may be furnished by the Bidder, except where expressly noted as "no substitutions." The naming of any commercial name, trademark, or other identification shall not be construed to exclude any item of any manufacturer not mentioned by name, nor limit competition, but shall establish a standard of equality only. An item shall be considered equal to the item so named or described if:

- a. It is at least equal in quality, durability, appearance, strength and design.
- b. It will perform at least equally the function imposed by the design for the work being contracted for or the material being purchased.
- c. It conforms substantially, even with deviations, to the detailed requirements for the item in the specifications.

The Bidder shall hold the Town of Ridgefield, its officers, agents, servants, and employees, harmless from liability of any nature or kind because of use of any copyrighted or uncopyrighted compositions, secret process, patented or unpatented inventions, articles or appliances furnished or used under this bid, and agrees to defend, at his own expense, any and all actions brought against the Town of Ridgefield or himself because of the unauthorized use of such articles.

7. QUOTATION LIMITATION

Bidders shall offer only **ONE ITEM AND PRICE** for each line item bid. If an or-equal item is to be bid, the bidder is to select the brand and model that meets or exceeds the specified item, and submit his bid for that item.

8. ESTIMATE OF WORK

For bidding purposes, the work has been subdivided into unit price items. The quantities shown are to be considered as approximate only. The Purchasing Agent does not expressly or by implication agree that the actual quantity will correspond therewith, but reserves the right to increase or decrease the amount of any item or portion of the work as deemed necessary.

9. SAMPLES

Samples of articles, when required shall be furnished free of cost of any sort to the Town of Ridgefield. Samples received may be retained by the Town for future comparison. Samples which are not destroyed by testing, or which are not retained for future comparison will be returned upon request at the bidder's expense.

10. WITHDRAWAL OF BID

Bidders may withdraw their proposals at any time prior to the bid date. No agent/broker shall withdraw or cancel their proposal for a period of sixty (60) days after the bid closing date. The successful agent/broker shall not withdraw, cancel or modify their proposal.

11. POWER OF ATTORNEY

Attorneys-in-fact who sign contract bonds must file, with each bond, a certified and effectively dated copy of their power of attorney.

12. SUBCONTRACTORS

Each bidder contemplating the use of any subcontractor shall submit a list of subcontractors as listed on the Bid Form. The apparent low bidder shall file with the Town of Ridgefield, within five (5) days after the date of bid opening, a complete list of the names and addresses of competent, responsible and qualified subcontractors who are actually to perform major portions of the work. This in no way restricts or limits the requirement that all subcontractors must be approved by the Town. Subcontractors listed on the Bid Form or those previously approved may not be changed without the approval of the Town of Ridgefield. Local subcontractors, material suppliers, and labor in the Town of Ridgefield should be considered and sought insofar, as is practical in the performance of this project.

13. QUALIFICATION OF BIDDER

In determining the qualifications of a bidder, the Town may consider his record in the performance of any contracts for similar work into which he may have previously entered; and the Town expressly reserves the right to reject the bid of such bidder if such record discloses that such bidder, in the opinion of the Town, has not properly performed such contracts or has habitually, and without just cause, neglected the payment of bills or has otherwise disregarded his obligations to subcontractors, suppliers, state or local codes, men or employees of subcontractors. The Town may make such investigation as he deems necessary to determine the ability of the bidder to perform the work and the bidder shall furnish to the Town all such information and data for this purpose as the Town may request. The Town reserves the right to reject any bid if the evidence submitted by or the investigation of such bidder fails to satisfy the Town that such bidder is properly qualified, or that such bidder misrepresented material facts in the bid documents.

14. DISQUALIFICATION OF BIDDERS

More than one proposal from an individual, firm, partnership, corporation, or an association under the same or different names will not be considered. Reasonable grounds for believing that any Bidder is interested in more than one proposal for the work contemplated will cause the rejection of all proposals in which such Bidder is interested. Any or all proposals in which such Bidder is interested will be rejected if there is reason for believing that collusion exists among the Bidders and all participants in such collusion will not be considered in future proposals for the same work. Proposals in which the prices are obviously unbalanced may be rejected. No Contract will be awarded except to competent Bidders capable of performing the class of work contemplated.

15. DELIVERY

Inasmuch as this work concerns a needed public improvement, the provisions of this bid relating to the time of delivery, performance and completion of the work are of the essence of this bid. Accordingly, the successful bidder shall commence work **upon receipt of the signed Purchase Order** unless the Town shall authorize or direct a further

delay. Time of delivery shall be stated as the number of calendar days following receipt of the Purchase Order by the Bidder to receipt of the goods or services by the Town of Ridgefield. Prices quoted must include delivery to the Town of Ridgefield as specified on the Purchase Order. No charges will be allowed for parking, crating, freight, express or cartage unless specifically stated and included in this bid.

Time of delivery may be considered in the award.

16. PAYMENT

The Town, after inspection and acceptance of workmanship, and in consideration of the faithful performance by the Bidder of all and singular his covenants, promises, and agreements contained herein, agrees to pay the Bidder for the full completion by him of the work embraced in this Contract, within (30) Thirty Days of the receipt of the final invoice. When subcontractors or suppliers are utilized, the successful Bidder for this project shall be required to submit a Mechanics Lien Waiver, acceptable to the Town, with each progress payment and/or at time of final payment prior to any payment being made.

Time, in connection with any discount offered, will be computed from the date of delivery to the Town or from the date a correct invoice is received by the Town's Finance Department, if the latter date is later than the date of delivery. Prices will be considered as **NET**, if no cash or payment discount is shown.

The successful bidder shall submit invoices to the following address:

Town of Ridgefield
Facilities Director
400 Main Street
Ridgefield, CT 06877

IT IS UNDERSTOOD AND AGREED THAT SHOULD A BID BE ACCEPTED, IT WILL AUTOMATICALLY BECOME THE CONTRACT OR AN ADDENDUM TO ANY CONTRACT AGREED UPON.

Notification of the bid award will be made by issuance of a purchase order. Bidders are to list their bids on the appropriate attached sheets. Bidders may attach a letter of explanation. A clear notification should be made on the standard bid sheets at the appropriate point of explanation that there is a letter of explanation attached. All bids must be NET prices.

The successful bidder shall submit an itemized invoice to the Town of Ridgefield for the work as described herein.

The bidder shall be required to submit a Mechanics Lien Waiver, acceptable to the Town of Ridgefield, with each progress payment and at time of final payment prior to any

payment being made.

At the time of award the successful bidder shall be required to supply the Town of Ridgefield a Certificate of Good Standing, certifying that the corporation is in fact a valid corporation and presently licensed to conduct business in the State of Connecticut.

17. SALES TAX

Certain materials and supplies incorporated in the work of this project are exempt from Connecticut Sales Tax. The Bidder shall familiarize himself with current regulations of the State Tax Department. The tax on materials or supplies exempted by such regulations shall not be included as part of the bid. The Town will furnish the successful Bidder sales tax exemption authorization.

18. CARE AND PROTECTION OF PROPERTY

The Bidder shall take particular care to avoid damages to all private and public property and to private or public improvements within the Town's right of way. He shall make good any damages to the satisfaction of the Town. There shall be no additional compensation for the repair or restoration of private or public property improvements.

19. COMPLIANCE WITH FEDERAL, STATE AND LOCAL CODES

The Bidder shall be responsible for full compliance with any Federal, State and/or Local codes, laws, regulations and standards, as applicable.

20. AWARD

The Town of Ridgefield reserves the right to accept or reject any bid to best serve its interests, or to hold the bids for sixty (60) days before decision.

The Town reserves the right to reject any and all bids (or any part thereof), to waive defects in proposals, or to accept any proposal deemed to be in its best interest.

Exceptions will be considered to the specification provided, providing they are listed and fully explained on a separate page entitled "EXCEPTIONS TO SPECIFICATIONS"

Each exception will be considered as to its degree of impact and total effect on the bid. The purchaser shall determine which (if any taken) exceptions are acceptable, and this determination shall be final.

The Town of Ridgefield reserves the right:

- a. To award bids received on the basis of individual items, or groups of items, or on the entire list of items.
- b. To reject any or all bids, or any part thereof.

- c. To waive any informality in the bids.
- d. To accept the bid that is in the best interest of the Town of Ridgefield. The Purchasing Agent's decision shall be final.

21. INSURANCE

Insurance requirements are detailed under the attached “Insurance Requirements.”

22. GUARANTEE

The bidder shall unconditionally guarantee for a period of one (1) year, except as specifically noted within these documents, from the date of acceptance, all materials, supplies, equipment, and services; including but not limited to its workmanship, delivery and installation. If within the guarantee period there are any defects or signs of deterioration the bidder shall repair, adjust or replace the item(s) to the complete satisfaction of the Town. These repairs, adjustments, or replacements are at the sole expense of the bidder and shall be made at such times that are agreeable to the Purchasing Agent so that it is least detrimental to instructional programs.

23. PERMITS

When required all licenses and permits for complying with any applicable Federal, State, and Municipal laws, codes, regulations in connection with the prosecution of the work shall be obtained by the Bidder, at no additional cost to the Town.

24. NONDISCRIMINATION IN EMPLOYMENT

The successful bidder shall agree and warrant that, in the performance of this contract, he will not discriminate or permit discrimination against any person or group of persons on the grounds of race, color, sex, religion, or national origin in any manner prohibited by State, Federal, County, or Municipal law. A certification of Non-segregated Facilities and a Certification Regarding Equal Employment Opportunity shall be considered a part of this contract.

25. MECHANICS LIEN WAIVERS

The successful Bidder shall be required to submit a Mechanics Lien Waiver, acceptable to the Town of Ridgefield, with each progress payment, and/or at time of final payment, prior to any payment made.

APPENDIX - INSURANCE REQUIREMENTS

Each bidder shall carry and maintain the following insurance coverage during the period of the contract: The Certificate of Insurance for the Limits of Liability stated below should be submitted with your bid to the Purchasing Department at Town Hall. **Bidders may not perform any work until all insurance requirements are met.**

1. **Comprehensive General Liability Insurance** as will protect him, the Town, and any subcontractor performing work covered by this Contract, from claims for damages for personal injury, including accidental or wrongful death, as well as claims for property damages, which may arise from operations under this Contract whether such operations be by himself or by any subcontractor or by anyone directly or indirectly employed by either of them. Liability insurance shall include premises and operations, products, contractual, owners, and contractors protective. The minimum amounts of such insurance shall be as follows:
 - Bodily Injury Liability and Property Damage Liability:
\$1,000,000 each occurrence.
 - **The Town shall be named as an Additional Insured**
This **MUST** be stated explicitly on the Certificate or you will be **disqualified**
2. **Worker's Compensation Insurance and Employer's Liability** for all of his employees, employed at the site and in case any work is sublet, the Contractor shall require the subcontractor similarly to provide Workmen's Compensation Insurance for all employees of the later unless such employees are covered by the protection afforded by the Contractor.
 - Worker's Compensation and Employer Liability:
Statutory Limits
3. **Comprehensive Auto Liability Insurance:**
 - **Bodily Injury Insurance and Property Damage Insurance** covering the operation of all Motor Vehicles owned, hired and/or non-owned by the Contractor, or used by the Contractor in the Prosecution of the work under the Contract, shall be in the minimum of **\$1,000,000 each occurrence.**

All policies relating to this Contract shall be so written so that the Town shall be notified of cancellation or change at least thirty (30) days prior to the effective date for each policy and type of coverage except for nonpayment which shall be ten (10) days prior to the cancellation. Renewal certificate covering the renewal of all policies expiring during the life of the Contract shall be filed with the Town not less than ten (10) days before the expiration of such policies. Failure to do so will result in work stoppage and possible contract cancellation.

HOLD HARMLESS AGREEMENT

The undersigned covenants and agrees to and shall at all times indemnify, protect and save harmless the Town of Ridgefield from and against all costs or expenses resulting from any and all losses, damages, detriments, claims, demands, cost and charges including attorneys fees the Town of Ridgefield may directly or indirectly suffer, sustain or be subjected to by reason or on account of the work to be performed pursuant to this Contract or any activities in connection with said Contract whether such losses and damages be suffered or sustained by the Town of Ridgefield directly or by its employees, licenses or invitees or be suffered or sustained by other persons or corporations who may seek to hold the Town of Ridgefield liable therefore.

The Contractor shall comply with the Provisions of the Immigration Reform and Control Act of 1986 effective and enforceable as of June 6, 1987 which Act makes unlawful the hiring for employment or subcontracting individuals failing to provide documentation of legal eligibility to work in the United States. The Contractor shall hold the Town of Ridgefield harmless for the failure of the Contractor to comply with the provisions of said Act.

IN WITNESS WHEREOF, the parties hereto have set their hand and seal this day on the _____ day of _____

Signed, Seated and Delivered in the
Presence of:

Signed:

Notary Public

CONTRACTOR'S QUALIFICATION STATEMENT

List below references for similar projects, including all information requested. This page must be completed and submitted with the bid.

1. Client: _____

Project Address: _____

Approximate Value: _____ Date: Started _____ Completed _____

Contact: Name _____ Telephone _____

2. Client: _____

Project Address: _____

Approximate Value: _____ Date: Started _____ Completed _____

Contact: Name _____ Telephone _____

3. Client: _____

Project Address: _____

Approximate Value: _____ Date: Started _____ Completed _____

Contact: Name _____ Telephone _____

4. Client: _____

Project Address: _____

Approximate Value: _____ Date: Started _____ Completed _____

Contact: Name _____ Telephone _____

Company: _____ *Bid Title:* _____

Street: _____ *Bid No.:* _____

City, State: _____ *Telephone No.:* _____

CONTRACTOR'S LIST OF SUBCONTRACTORS

List below the subcontractors intended to be utilized for this project. This page must be completed and submitted with the bid.

1. Firm: _____

Firm's Address: _____

Contact: Name _____ Telephone _____

Type of Work to be Performed: _____

2. Firm: _____

Firm's Address: _____

Contact: Name _____ Telephone _____

Type of Work to be Performed: _____

3. Firm: _____

Firm's Address: _____

Contact: Name _____ Telephone _____

Type of Work to be Performed: _____

4. Firm: _____

Firm's Address: _____

Contact: Name _____ Telephone _____

Type of Work to be Performed: _____

Company: _____ Bid Title: _____

Street: _____ Bid No.: _____

City, State: _____ Telephone No.: _____

Twenty Year Flat PPA Cost To The Town of Ridgefield

Ridgebury Elementary School

Contract Year	Energy Price (\$/kwh)
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

Contractor Name:

Contractor Address:

Date Submitted:

Twenty Year Flat PPA Cost To The Town of Ridgefield

Scotland Elementary School

Contract Year	Energy Price (\$/kwh)
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

Contractor Name:

Contractor Address:

Date Submitted:

Twenty Year Flat PPA Cost To The Town of Ridgefield

Veterans Park Elementary School

Contract Year	Energy Price (\$/kwh)
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

Contractor Name:

Contractor Address:

Date Submitted:

Appendix A

Ridgebury Elementary School

Small Class Zero Emission Project Tariff, Service Agreement

Electric Bills

Ridgebury Elementary School Roof Areas

Roof Condition Photographs

Roof Condition Assessment and Roof Warranty

Ridgebury Elementary School

Service Agreement # S6-0290

Project Name: res06877

SMALL CLASS I ZERO EMISSION PROJECT TARIFF

Attachment 1: SERVICE AGREEMENT

This Service Agreement (Number S6-0290) is entered into as of the following date: September 28, 2018 (the "Effective Date"). This Service Agreement incorporates by reference for all purposes the Small Class I Zero Emission Project Tariff and all attachments and appendices thereto, including Attachment 2, Terms and Conditions (collectively, the "Agreement"). The Parties to this Service Agreement are the following:

SELLER		BUYER
Town of Ridgefield	Party Name	The Connecticut Light and Power Company dba Eversource Energy ("Eversource Energy")
400 Main Street Ridgefield, CT 06877	Address	107 Selden Street Berlin, CT 06037
	Business Website	www.eversource.com
<input checked="" type="checkbox"/> US Federal 06-6002075	Tax ID Numbers	<input checked="" type="checkbox"/> US Federal 06-0303850
Connecticut	Jurisdiction of Organization	Connecticut
<input type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Individual <input checked="" type="checkbox"/> Other: <u>Town/Municipal Entity</u>	Company Type	<input checked="" type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Other _____

CONTACT INFORMATION		
SELLER		BUYER
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	General (day to day/ administrative)	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Contract	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford	Legal Notices	Address: Legal Department, 107 Selden St., Berlin, CT 06037 Attn: Associate General Counsel – CT State Regulatory
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Performance Assurance	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com

ACCOUNTING INFORMATION		
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	· Invoices · Payments · Settlements	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: trec.zrec@eversource.com
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:	Wire Transfer Numbers <i>(If Applicable)</i>	Bank: Bank of America, NA Bank Address: 100 N. Tryon Street Charlotte, NC 28202 ABA# 026009593 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:
Attn: Joseph Morits, Board of Ed Address: 70 Prospect Street Ridgefield, CT 06877	Checks <i>(If Applicable)</i>	Attn: Manager – Renewable Power Contracts Address: 107 Selden St., Berlin, CT 06037
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:	ACH Numbers <i>(If Applicable)</i>	Bank: Bank of America, NA Bank Address: 2523 Albany Ave West Hartford, CT 06117 ABA# 011900254 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:

The Parties hereby agree to the following provisions offered in Attachment 2, Terms and Conditions. Select the appropriate box(es) and/or fill in the required information from each section:

Service Agreement Elections		
Section 3.1 Facility Description	Facility Site/Location (including Street, City or Town)	112 Bennetts Farm Road Ridgefield, Connecticut 06877
	Customer Billing Account Number	51906043054
	Technology	<input type="checkbox"/> Wind <input checked="" type="checkbox"/> Solar-Fixed Tilt <input type="checkbox"/> Solar-Single Axis <input type="checkbox"/> Solar-Dual Axis <input type="checkbox"/> Hydro <input type="checkbox"/> Other:
	Installed Capacity - Must be less than or equal to 100 kW (AC)	100 kW (AC)
Section 6.2 Interconnecting Utility	Eversource Energy	
Section 7.1 Maximum Annual Quantity	156 Maximum Annual Quantity ZRECs	
Section 7.4 Purchase Price	\$ 99.42 per ZREC	
Section 9.1 Performance Assurance (amount)	\$ 775.48	

Section 2.2 Delivery Term Start Date	<input type="checkbox"/> July 1, 2018
	<input type="checkbox"/> October 1, 2018
	<input type="checkbox"/> January 1, 2019
	<input checked="" type="checkbox"/> April 1, 2019

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the Effective Date.

Town of Ridgefield	Party Name	The Connecticut Light and Power Company dba Eversource Energy by Eversource Energy Service Company, its authorized agent
	Signature	
RUDY MARCINI	Printed Name	James R. Shuckerow
FIRST SELECTMAN	Title	Director - Electric Supply



Account Number: **5190 604 3054**

Statement Date: 02/19/19

TOWN OF RIDGEFIELD PUB SCHOOLS

112 BENNETTS FARM RD

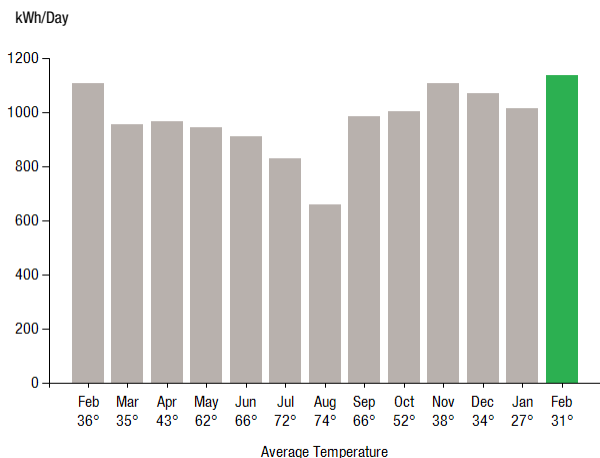
RIDGEFIELD CT 06877-1511

Total Amount Due
by 04/20/19

\$6,000.22

Amount Due On 02/14/19	\$5,860.95
Last Payment Received On 02/05/19	-\$5,860.95
Balance Forward	\$0.00
Total Current Charges	\$6,000.22

Electric Usage History - Kilowatt Hours (kWh)



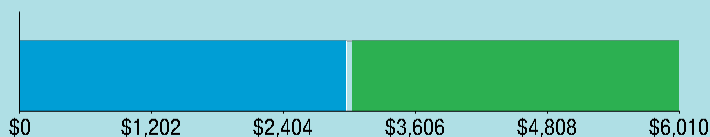
Current Charges for Electricity

Supply
\$2,973.30

Cost of electricity from
CONSTELLATION NEWENERGY
C&I

Delivery
\$3,026.92

Cost to deliver electricity
from Eversource



Your electric supplier is

CONSTELLATION NEWENERGY C&I
1221 LAMAR ST SUITE 750
STE
HOUSTON TX 77010-3038
844-636-3749

Electric Usage Summary

This month your
average daily
electric use was
1138.0 kWh

This month you used
2.8% more
than at the
same time last year



News For You

Scammers are using an automated system to send out robo calls telling customers that their power will be shut off in 30 minutes without payment. This is not us! Please beware. Some scammers can manipulate their caller ID to say the caller is from Eversource. We never contact our customers with demands of immediate payment or threats of shut off. Please verify that you're speaking with an Eversource representative by calling us at 800-286-2000. You can also visit Avoid Scams under Safety at Eversource.com.

Remit Payment To: Eversource, PO Box 56002, Boston, MA 02205-6002

CE_190219PROD.TXT



Account Number: **5190 604 3054**

You may be subject to a 1.00% late payment charge if the "Total Amount Due" is not received by 03/19/19

Please make your check payable to Eversource and consider adding \$1 for Operation Fuel.

To add more or make a payment today, visit Eversource.com. If mailing, please allow up to 5 business days to post.

Total Amount Due
by 04/20/19

\$6,000.22

Amount Enclosed

TOWN OF RIDGEFIELD PUB SCHOOLS
70 PROSPECT ST
RIDGEFIELD CT 06877-4621

Eversource
PO Box 56002
Boston, MA 02205-6002



Account Number: **5190 604 3054**

Customer name key: RIDG Cust provided ID: RES-----

TOWN OF RIDGEFIELD PUB SCHOOLS

112 BENNETTS FARM RD

RIDGEFIELD CT 06877-1511

Service reference: 673032005 Billing Cycle: 12

Service from 01/17/19 - 02/15/19 29 Days

Next read date on or about: Mar 18, 2019

Meter Number	Current Read	Previous Read	Current Usage	Reading Type
885720042	17007	16897	110	Actual

Total Demand Use = 118.80 kW

110 X Meter Constant of 300 = 33,000 Billed Usage

Monthly kWh Use

Feb	Mar	Apr	May	Jun	Jul	Aug
32100	30600	30000	26400	29100	24900	19800
Sep	Oct	Nov	Dec	Jan	Feb	
31500	29100	32100	34200	31500	33000	

Contact Information

Emergency: 800-286-2000

www.eversource.com

BusinessCenterCT@eversource.com

Pay by Phone: 888-783-6618

Customer Service: 888-783-6617

**Total Amount Due
by 04/20/19**

\$6,000.22

Electric Account Summary

Amount Due On 02/14/19	\$5,860.95
Last Payment Received On 02/05/19	-\$5,860.95
Balance Forward	\$0.00
Current Charges/Credits	
Electric Supply Services	\$2,973.30
Delivery Services	\$3,026.92
Total Current Charges	\$6,000.22
Total Amount Due	\$6,000.22

Total Charges for Electricity

Supplier (CONSTELLATION NEWENERGY)

Generation Srvc Chrg**	33000.00kWh X \$0.09010	\$2,973.30
Subtotal Supplier Services		\$2,973.30

Delivery (DISTRIBUTION RATE: 030)

Transmission Dmd Chrg	116.80KW X \$7.03000	\$821.10
Distr Cust Srvc Chrg		\$44.00
Distribution Dmd Chrg	116.80KW X \$13.30000	\$1,553.44
Electric Sys Improvements***	116.80KW X \$0.32000	\$37.38
Revenue Adj Mechanism	33000.00kWh X \$0.00181	\$59.73
CTA Demand Chrg	116.80KW X \$-0.18000	-\$21.02
FMCC Delivery Chrg	33000.00kWh X \$0.00859	\$283.47
Comb Public Benefit Chrg*	33000.00kWh X \$0.00754	\$248.82
Subtotal Delivery Services		\$3,026.92
Total Cost of Electricity		\$6,000.22

Total Current Charges \$6,000.22

CE_190219PROD.TXT

Explanation of your charges

*The Combined Public Benefits Charge represents a combination of three charges formerly know as: Conservation and Load Mgmt Charge, Renewable Energy Investment Charge, and Systems Benefits Charge. This charge also includes the Conservation Adjustment Mechanism approved by the Public Utilities Regulatory Authority in Docket No. 13-11-14.

**Effective January 1, 2007, the Generation Services Charge (GSC) and the Bypassable Federally Mandated Congestion Charge (BFMCC) have been combined into the "GSC Charge" listed in the Supplier Services section of your bill. The GSC reflects all of the cost of procuring energy from Eversource wholesale suppliers. The BFMCC portion of this line item is -\$0.0001 / kWh. If you multiply this BFMCC rate by the number of kWhs on your bill, you can calculate the dollar amount associated with the BFMCC.

***Electric System Improvements: Recovers company investments that protect, strengthen or modernize the electric grid.



Account Number: **5190 604 3054**

Customer name key: RIDG Cust provided ID: RES-----

TOWN OF RIDGEFIELD PUB SCHOOLS
112 BENNETTS FARM RD
RIDGEFIELD CT 06877-1511

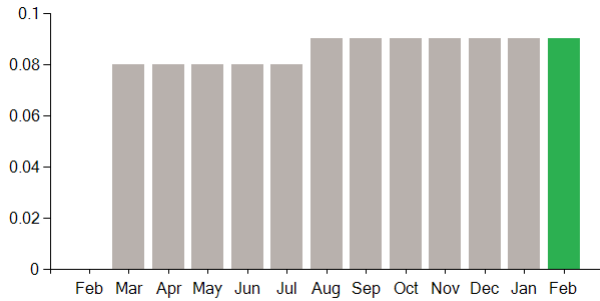
Total Amount Due
by 04/20/19

\$6,000.22

Continued from previous page...

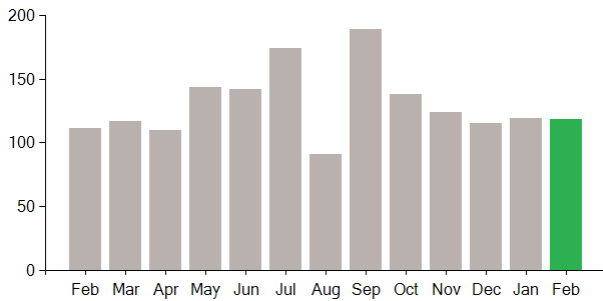
Supply Rate

Dollars / kWh



Demand Profile

Max. kW Demand



2013 ROOF CONDITION ASSESSMENT AND RECOMMENDATIONS

**RIDGEBURY ELEMENTARY SCHOOL
112 BENNETTS FARM ROAD
RIDGEFIELD, CT**

CONSULTANT:

H. B. Fishman & Co., Inc.
300 Pleasant Valley Road
South Windsor, Connecticut 06074
Telephone: (860) 282-9036
Fax: (860) 282-7144
Email: info@hbfishman.com

CLIENT:

Attn: Mr. Charles Fisher
Town Engineer
Town of Ridgefield
66 Prospect Street
Ridgefield, CT 06877

15 November 2013

CN 12117414.2

TOWN OF RIDGEFIELD
2013 ROOF ASSESSMENTS

BUILDING NAME: RIDGEBURY ELEMENTARY SCHOOL

BUILDING ADDRESS: 112 BENNETTS FARM ROAD

RIDGEFIELD, CT

TOTAL ROOF AREA: 48,084 SF

NUMBER OF ROOF AREAS: 12

ROOF TYPES:

COAL TAR BUR:

Roofs 1-5; Installed 1995, 25 Yr. Allied Signal (Honeywell)
Warranty Expires Nov. 2020

34,803 SF

EPDM MEMBRANE:

Roofs 6-10; Installed 2003, Fully Adhered EPDM
10 Yr. Firestone Warranty Expires Jan. 2014

13,281 SF

GENERAL ROOF OBSERVATIONS:

COAL TAR BUR: Generally in fair condition, many ridges and blisters (most with top pour and gravel in place), some exposed and deteriorated roofing and stripping felts, some openings at roof corners, questionable connection at NW corner of Roof 3.

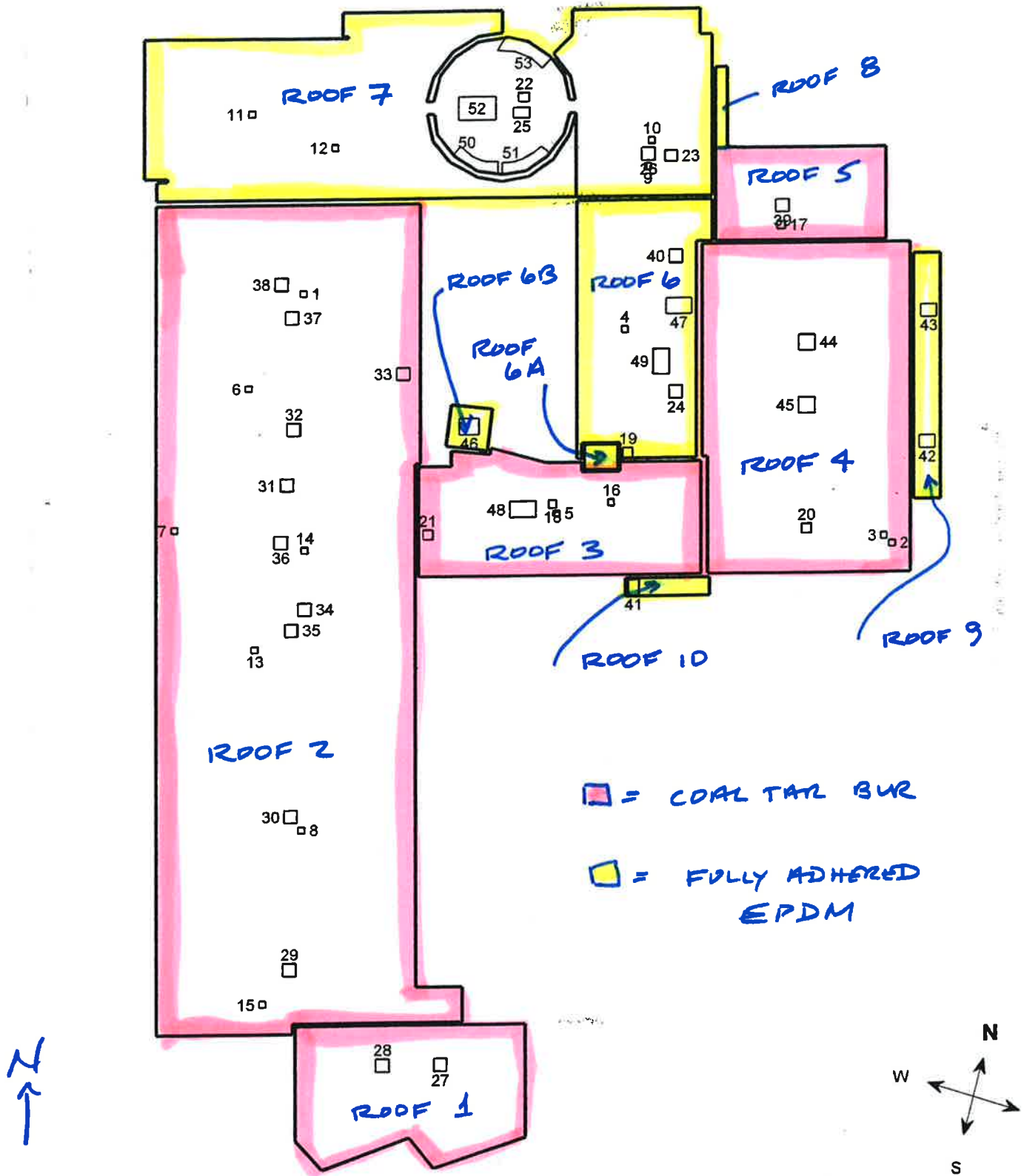
FULLY ADHERED EPDM MEMBRANE: Generally in good condition with some openings and deficiencies observed.

RECOMMENDED ACTIONS:

COAL TAR BUR: Repair openings and other deficiencies; consider painting ridges and blisters with aluminum coating.

FULLY ADHERED EPDM MEMBRANE: Repair openings and other deficiencies.

DATE OF INSPECTION: 25 July 2013



RIDGEBURY ELEMENTARY SCHOOL



AREAS FOR POTENTIAL
SNOW DRIFTS

SCALE: 1"=50'

RIDGEBURY
ELEMENTARY SCHOOL



RIDGEFIELD- RIDGEBURY ELEMENTARY SCHOOL, ROOF AREAS and DEFICIENCIES BY ROOF

ROOF	COAL TAR BUR, SF	ADHERED EPDM, SF	OBSERVED DEFICIENCIES	HBF PHOTOS
R1	2793		Numerous Membrane Ridges (Top Pour and Gravel In Place at Most Locations), Exposed and Deteriorated Roofing and Stripping Felts at Roof Edges, Cracks in Roofing at Corners, Damaged and Partially Clogged Drain Strainers, Failed Coping Joints	2 thru 12
R2	20767		Numerous Membrane Ridges (Top Pour and Gravel In Place at Most Locations), Exposed and Deteriorated Roofing and Stripping Felts at Roof Edges, Cracks in Roofing at Corners, Damaged and Partially Clogged Drain Strainers, Partially Open Base Flashing Lap, Opening at NW Corner, Worn Aluminum Coating at Base Flashing	13 thru 32
R3	3095		Numerous Membrane Ridges and Blisters (Top Pour and Gravel In Place at Most Locations), Exposed and Deteriorated Roofing and Stripping Felts at Roof Edges, Cracks in Roofing at Corners, Damaged and Partially Clogged Drain Strainers, Partially Open Base Flashing Lap, Membrane Repairs at Connection at NW Corner, Low Flashing Heights, Worn Aluminum Coating at Base Flashing	33 thru 42
R4	6621		Numerous Membrane Ridges and Blisters (Top Pour and Gravel In Place at Most Locations), Exposed and Deteriorated Roofing and Stripping Felts at Roof Edges, Cracks in Roofing at Corners, Damaged and Partially Clogged Drain Strainers, Worn Aluminum Coating at Base Flashing	43 thru 51
R5	1527		Some Membrane Ridges and Blisters (Top Pour and Gravel In Place at Most Locations), Exposed and Deteriorated Roofing and Stripping Felts at Roof Edges, Damaged and Partially Clogged Drain Strainers, Large Membrane Repairs at SW Corner, Worn Aluminum Coating at Base Flashing, Failed Sealant at Masonry Control Joint	51 thru 63
R6		2982	Partially Open Scupper Flashing, Hole in Base Flashing at North Perimeter, Failed Base Flashing Sealant at East Perimeter, Sealant Repair at NW Corner Field of Roof	64 thru 69
R6A		81	Loose Metal Edge at North Perimeter	70
R6B		166	Opening at Scupper Box, Failed Sealant Between Coping Stones	71 thru 73
R7		9153	Exposed EPDM Reinforcement Fabric and Possible Holes at NE Roof, Loose and Improper Repairs at Crickets and Drains, Dislodged Foam Closures at Skylights, Low Flashing Heights, Loose Metal Coping and Failed Sealant Between Coping Stones at North Perimeter, Failed Solder Joints at Coping Caps (Typical), Opening in Stripping at South Perimeter Jog, Openings in Pitch Box Fill Material.	74 thru 87
R8		100	Openings in Base Flashing at North Perimeter and NW Corner, Debris Obstructs Drainage	88 thru 91
R9		651	Debris Obstructs Drainage, Holes in EPDM at Backed Out Fasteners on Raised Areas	92 thru 99
R10		148	Low Flashing Heights, Gravel from Upper Roof on EPDM Surface	100 thru 101
TOTALS	34803	13281		
	SF	SF		
	GRAND TOTAL	GRAND TOTAL		
		48084 SF		

RED SHIELD



WARRANTY

ROOFING SYSTEM LIMITED WARRANTY

Warranty No: RB108576

FBPCO #AA9951

Square Footage: 13760 s.f.

Building Owner: TOWN OF RIDGEFIELD

Building Identification: RIDGEBURY ELEMENTARY SCHOOL

Building Address: 112 BENNET FARM RD, RIDGEFIELD, CT, 06817

Warranty Period Of: TEN (10) Years Beginning on: 01/26/04

Roofing Contractor: MILCON CONSTRUCTION CORP. (07439)

For the warranty period indicated above, Firestone Building Products Company ("Firestone"), a division of BFS Diversified Products, LLC, a Delaware limited liability company, warrants to the Building Owner ("Owner") above that Firestone will, subject to the Terms, Conditions and Limitations set forth below, repair any leak in the Firestone Roofing System ("System").

TERMS, CONDITIONS AND LIMITATIONS

1. The System is limited to mean the Firestone brand membranes, Firestone brand insulation, and other Firestone brand accessories when installed in accordance with Firestone technical specifications.
2. In the event any leak should occur in the System: (a) The Owner must give written notice to Firestone within thirty (30) days of any occurrence of a leak. By so notifying Firestone, the Owner authorizes Firestone or its designee to investigate the cause of the leak. (b) If upon investigation, Firestone determines that the leak is not excluded under the Terms, Conditions and Limitations set forth in this limited warranty, the Owner's sole and exclusive remedy and Firestone's liability will be limited to the repair of the leak. (c) Should the investigation reveal that the leak is excluded under the Terms, Conditions and Limitations, the Owner is responsible for payment of the investigation costs. Failure by Owner to pay for these costs shall render this Red Shield Roof System Limited Warranty ("Limited Warranty") null and void. Firestone will advise the Owner of the type and/or extent of repairs required to be made at the Owner's expense that will permit this Limited Warranty to remain in effect for the unexpired portion of its term. Failure by the Owner to properly make these repairs in a reasonable manner using a Firestone licensed applicator and within a reasonable time shall render this Limited Warranty null and void. (d) Any dispute, controversy or claim between the Owner and Firestone concerning this Limited Warranty shall be settled by mediation. In the event that the Owner and Firestone do not resolve the dispute, controversy or claim in mediation, the Owner and Firestone agree that neither party will commence or prosecute any suit, proceeding, or claim other than in the courts of Hamilton County in the state of Indiana or the United States District Court, Southern District of Indiana, Indianapolis Division. Each party irrevocably consents to the jurisdiction and venue of the above-identified courts.
3. Firestone shall have no obligation under this Limited Warranty unless and until Firestone and the licensed applicator have been paid in full for all materials, supplies, services, warranty costs and other costs which are included in, or incidental to, the System.
4. Firestone shall have no obligation under this Limited Warranty, or any other liability, now or in the future if a leak or damage is caused by: (a) Natural forces, disasters, or acts of God including, but not limited to: winds in excess of 80 MPH; hurricanes; tornadoes; hail; lightning; earthquakes; atomic radiation; insects; or animals. (b) Any act(s), conduct or omission(s) by any person, or act(s) of war, which damages the System or which impairs the System's ability to resist leaks. (c) Failure by the Owner to use reasonable care in maintaining the System; said maintenance to include, but not limited to those items listed on the reverse side of this Limited Warranty titled "Building Envelope Care and Maintenance Guide". (d) Deterioration or failure of building components, including, but not limited to, the roof substrate, walls, mortar, HVAC units, etc. (e) Condensation or infiltration of moisture in, through, or around the walls, copings, rooftop hardware or equipment, building structure or underlying or surrounding materials. Firestone specifically excludes any damage to the Firestone insulation or roof system that may come from moisture within the roof deck or existing roof system. (f) Any acid, oil, harmful chemical, chemical or physical reaction and the like which comes in contact with the System, which damages the System, or which impairs the System's ability to resist leaks. (g) Alterations or repairs to the System not approved in writing by Firestone. (h) The architecture, engineering, construction or design of the roof, roofing system, or building. Firestone does not undertake any analysis of the architecture or engineering required to evaluate what type of roof system is appropriate. (i) A change in building use or purpose. (j) Failure to give proper notice as set forth in paragraph 2(a) above.
5. This Limited Warranty shall be transferable subject to Firestone inspection, written approval, and payment of the current transfer fee.
6. During the term of this Limited Warranty, Firestone, its designated representative or employees shall have free access to the roof during regular business hours. In the event that roof access is limited due to security or other restrictions, Owner shall reimburse Firestone for all reasonable costs incurred during inspection and/or repair of the System that are due to delays associated with said restrictions. Owner shall be responsible for the removal and replacement of any overburdens, superstrata or overlays, either permanent or temporary, excluding accepted stone ballast or pavers, as necessary to expose the system for inspection and/or repair.
7. Firestone's failure to enforce any of the terms or conditions stated herein shall not be construed as a waiver of such provision or of any other terms and conditions of this Limited Warranty.
8. This Limited Warranty shall be governed and construed in accordance with the laws of the State of Indiana without regard to conflict of laws.

FIRESTONE DOES NOT WARRANT PRODUCTS INCORPORATED OR UTILIZED IN THIS INSTALLATION WHICH IT HAS NOT FURNISHED. FIRESTONE SPECIFICALLY DISCLAIMS LIABILITY, UNDER ANY THEORY OF LAW, ARISING OUT OF THE INSTALLATION OR PERFORMANCE OF, OR DAMAGES SUSTAINED BY OR CAUSED BY, PRODUCTS NOT FURNISHED BY FIRESTONE. THIS LIMITED WARRANTY SUPERSEDES AND IS IN LIEU OF ALL OTHER WARRANTIES OR GUARANTEES, WHETHER WRITTEN OR ORAL, EXPRESS OR IMPLIED, INCLUDING, WITHOUT LIMITATION, WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE. THIS LIMITED WARRANTY SHALL BE THE OWNER'S SOLE AND EXCLUSIVE REMEDY AGAINST FIRESTONE, AND FIRESTONE SHALL NOT BE LIABLE FOR ANY CONSEQUENTIAL, SPECIAL, INCIDENTAL OR OTHER DAMAGES INCLUDING, BUT NOT LIMITED TO, LOSS OF PROFITS OR DAMAGE TO THE BUILDING OR ITS CONTENTS OR THE ROOF DECK. THIS LIMITED WARRANTY CANNOT BE AMENDED, ALTERED OR MODIFIED IN ANY WAY EXCEPT IN WRITING SIGNED BY AN AUTHORIZED OFFICER OF FIRESTONE. NO OTHER PERSON HAS ANY AUTHORITY TO BIND FIRESTONE WITH ANY REPRESENTATION OR WARRANTY WHETHER ORAL OR WRITTEN.

FIRESTONE BUILDING PRODUCTS COMPANY

By: George Furman

Authorized:

Signature:

Title:

Manager, Contractor Services

Firestone

SILKTOWN

PAGE 01

NG SYSTEMS

9184614720

T-083 P.02/05 P-911

45

WARRANTY NUMBER **W0225850308**DATE ISSUED **Nov. 15, 1995**

BLACK ARMOR® NDL ROOFING SYSTEM WARRANTY

BUILDING NAME:
Ridgebury Elementary

ADDRESS:
Ridgebury Road
Ridgefield, CT 06877

BUILDING OWNER:
Town of Ridgefield

ADDRESS:
400 Main Street
Ridgefield, CT 06877

ROOFING CONTRACTOR:
Silktown Roofing, Inc.
ADDRESS: 280 Hartford Road
Manchester, CT 06040

ROOFING SPEC: **RP-41-5**FLASHING SPEC: **B5-250**INSULATION: **Armor-R Plus 1.0"**
Armor Lite taperedROOF AREA: **391 sqs.**FLASHING AREA: **4 sqs.**COMPLETION DATE: **August 25, 1995**

ALLIEDSIGNAL INC., A DELAWARE CORPORATION, WARRANTS to the above named Building Owner that, when the above specified roofing system is installed in accordance with current AlliedSignal Inc. specifications, AlliedSignal Inc., subject to the conditions contained herein, for a period of 25 years from the Completion Date stated above, will at its expense, repair or cause to be repaired the Roofing System described in this Warranty to the extent necessary to return the Roof System to a watertight condition.

TERMS OF COVERAGE

During the Warranty period, AlliedSignal Inc. will take appropriate action, as necessary, to return the Roof System to a watertight condition only when leaks result from any of the following causes.

1. Defects in workmanship or ordinary wear and tear of the Black Armor Roof Membrane and the approved base flashing.
2. Blistering, bare spots, delamination, wrinkles, ridges, and splits in the built-up roofing membrane not caused by structural movement or failure or movement of any material underlying the roof membrane or base flashing systems.
3. Slippage of the built-up roofing membrane or base flashing.
4. Deterioration of the membrane caused by standing water alone is not excluded from this Warranty.

CONDITIONS

This Warranty is valid only when the roofing and flashing specifications identified above incorporating Black Armor coal tar, felt and base flashing are applied by an AlliedSignal Inc. "Authorized Contractor." If the roofing system utilizes insulation, that insulation must be supplied or approved by AlliedSignal Inc.

AlliedSignal shall have no obligation under this warranty unless and until AlliedSignal, the authorized application, and material suppliers have been paid in full for all materials, supplies, services, warranty costs and other costs which are included in, or incidental to, the Roof System.

SHOULD A LEAK OCCUR

In the event of a leak, it must be reported, in writing upon discovery to: AlliedSignal Commercial Roofing Systems, 2000 Regency Parkway, Suite 255, Cary, NC 27511.

Emergency Repairs

If emergency conditions exist and immediate temporary repairs are required to avoid building damage, AlliedSignal Inc. will reimburse the Building Owner for those reasonable repair expenses which would have otherwise been AlliedSignal Inc.'s responsibilities but for the emergency condition.

Appendix B

Scotland Elementary School

Small Class Zero Emission Project Tariff, Service Agreement

Electric Bills

Scotland Elementary School Roof Areas

Roof Condition Photographs

Roof Condition Assessment and Roof Warranty

Scotland Elementary School

111 Barlow Mountain Rd. Service Agreement # S6-0286
Ridgefield, CT 06877 Project Name: ses06877

SMALL CLASS I ZERO EMISSION PROJECT TARIFF

Attachment 1: SERVICE AGREEMENT


This Service Agreement (Number S6-0286) is entered into as of the following date: September 28, 2018 (the "Effective Date"). This Service Agreement incorporates by reference for all purposes the Small Class I Zero Emission Project Tariff and all attachments and appendices thereto, including Attachment 2, Terms and Conditions (collectively, the "Agreement"). The Parties to this Service Agreement are the following:

SELLER		BUYER
Town of Ridgefield	Party Name	The Connecticut Light and Power Company dba Eversource Energy ("Eversource Energy")
400 Main Street Ridgefield, CT 06877	Address	107 Selden Street Berlin, CT 06037
	Business Website	www.eversource.com
<input checked="" type="checkbox"/> US Federal 06-6002075	Tax ID Numbers	<input checked="" type="checkbox"/> US Federal 06-0303850
Connecticut	Jurisdiction of Organization	Connecticut
<input type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Individual <input checked="" type="checkbox"/> Other: <u>Town/Municipal Entity</u>	Company Type	<input checked="" type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Other _____

CONTACT INFORMATION		
SELLER		BUYER
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	General (day to day/ administrative)	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Contract	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford	Legal Notices	Address: Legal Department, 107 Selden St., Berlin, CT 06037 Attn: Associate General Counsel - CT State Regulatory
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Performance Assurance	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com

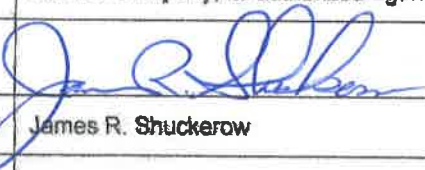
ACCOUNTING INFORMATION			
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org		Invoices Payments Settlements	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:		Wire Transfer Numbers <i>(If Applicable)</i>	Bank: Bank of America, NA Bank Address: 100 N. Tryon Street Charlotte, NC 28202 ABA# 026009593 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:
Attn: Joseph Morits, Board of ED Address: 70 Prospect Street Ridgefield, CT 06877		Checks <i>(If Applicable)</i>	Attn: Manager - Renewable Power Contracts Address: 107 Selden St., Berlin, CT 06037
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:		ACH Numbers <i>(If Applicable)</i>	Bank: Bank of America, NA Bank Address: 2523 Albany Ave West Hartford, CT 06117 ABA# 011900254 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:

The Parties hereby agree to the following provisions offered in Attachment 2, Terms and Conditions. Select the appropriate box(es) and/or fill in the required information from each section:

Service Agreement Elections	
Section 3.1 Facility Description	Facility Site/Location (including Street, City or Town)  Barlow Mountain Road Ridgefield, Connecticut 06877
	Customer Billing Account Number 51179043070
	Technology <input type="checkbox"/> Wind <input checked="" type="checkbox"/> Solar-Fixed Tilt <input type="checkbox"/> Solar-Single Axis <input type="checkbox"/> Solar-Dual Axis <input checked="" type="checkbox"/> Hydro <input type="checkbox"/> Other:
	Installed Capacity - Must be less than or equal to 100 kW (AC) 100 kW (AC)
Section 6.2 Interconnecting Utility	Eversource Energy
Section 7.1 Maximum Annual Quantity	156 Maximum Annual Quantity ZRECs
Section 7.4 Purchase Price	\$ 99.42 per ZREC
Section 9.1 Performance Assurance (amount)	\$ 775.48

Section 2.2: Delivery Term Start Date	<input type="checkbox"/> July 1, 2018 <input type="checkbox"/> October 1, 2018 <input type="checkbox"/> January 1, 2019 <input checked="" type="checkbox"/> April 1, 2019
--	--

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the Effective Date:

Town of Ridgefield	Party Name	The Connecticut Light and Power Company, dba Eversource Energy by Eversource Energy Service Company, its authorized agent
<i>Rudy M. Marconi</i>	Signature	
<i>RUDY MARCONI</i>	Printed Name	James R. Shuckerow
<i>FIRST SELEMAN</i>	Title	Director – Electric Supply



Account Number: **5117 904 3070**

Statement Date: 01/28/19

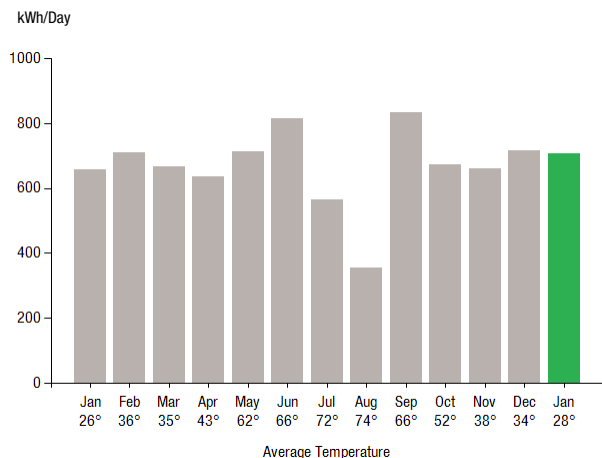
TOWN OF RIDGEFIELD BOARD OF ED
BARLOW MOUNTAIN RD
RIDGEFIELD CT 06877

Total Amount Due
by 03/29/19

\$3,672.34

Amount Due On 01/25/19	\$3,758.11
Last Payment Received On 01/16/19	-\$3,758.11
Balance Forward	\$0.00
Total Current Charges	\$3,672.34

Electric Usage History - Kilowatt Hours (kWh)



Current Charges for Electricity

Supply

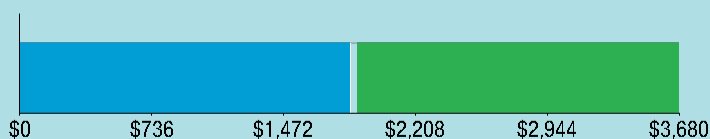
\$1,845.25

Cost of electricity from
CONSTELLATION NEWENERGY
C&I

Delivery

\$1,827.09

Cost to deliver electricity
from Eversource



Your electric supplier is

CONSTELLATION NEWENERGY C&I
1221 LAMAR ST SUITE 750
STE
HOUSTON TX 77010-3038
844-636-3749

Electric Usage Summary

This month your
average daily
electric use was
706.0 kWh

This month you used
7.5% more
than at the
same time last year



News For You

Consider helping members of your community who may be struggling to keep warm this winter. Donate to Operationfuel.org or Add-a-Dollar to your monthly energy bill at Eversource.com. Every dollar you contribute is tax deductible and 100 percent of all donations are used for energy assistance grants.

Remit Payment To: Eversource, PO Box 56002, Boston, MA 02205-6002

CE_190128PROD.TXT



Account Number: **5117 904 3070**

You may be subject to a 1.00% late payment charge if
the "Total Amount Due" is not received by 02/25/19

TOWN OF RIDGEFIELD BOARD OF ED
70 PROSPECT ST
RIDGEFIELD CT 06877-4621

Please make your check payable to Eversource and consider adding \$1 for Operation Fuel.

To add more or make a payment today, visit Eversource.com. If mailing, please allow up to 5 business days to post.

Total Amount Due
by 03/29/19

\$3,672.34

Amount Enclosed

Eversource
PO Box 56002
Boston, MA 02205-6002



Account Number: **5117 904 3070**

Customer name key: RIDG

TOWN OF RIDGEFIELD BOARD OF ED

BARLOW MOUNTAIN RD

RIDGEFIELD CT 06877

Service reference: 523032001 Billing Cycle: 18

Service from 12/27/18 - 01/25/19 29 Days

Next read date on or about: Feb 26, 2019

Meter Number	Current Read	Previous Read	Current Usage	Reading Type
889849772	26364	26236	128	Actual

Total Demand Use = 71.00 kW

128 X Meter Constant of 160 = 20,480 Billed Usage

Monthly kWh Use

Jan	Feb	Mar	Apr	May	Jun	Jul
19040	22720	19360	19680	20000	26080	16960
Aug	Sep	Oct	Nov	Dec	Jan	
11360	24960	19520	21760	21440	20480	

Contact Information

Emergency: 800-286-2000

www.eversource.com

BusinessCenterCT@eversource.com

Pay by Phone: 888-783-6618

Customer Service: 888-783-6617

**Total Amount Due
by 03/29/19**

\$3,672.34

Electric Account Summary

Amount Due On 01/25/19	\$3,758.11
Last Payment Received On 01/16/19	-\$3,758.11
Balance Forward	\$0.00
Current Charges/Credits	
Electric Supply Services	\$1,845.25
Delivery Services	\$1,827.09
Total Current Charges	\$3,672.34
Total Amount Due	\$3,672.34

Total Charges for Electricity

Supplier (CONSTELLATION NEWENERGY)

Allocated for 12/27/18 to 12/31/18

Generation Srvc Chrg** 2824.10kWh X \$0.09010 \$254.45

Allocated for 12/31/18 to 01/25/19

Generation Srvc Chrg** 17655.90kWh X \$0.09010 \$1,590.80

Subtotal Supplier Services \$1,845.25

Delivery (DISTRIBUTION RATE: 030)

Allocated for 12/27/18 to 12/31/18

Transmission Dmd Chrg	69.00KW X \$6.97000 X 0.13790	\$66.32
Distr Cust Srvc Chrg	\$44.0000 X 0.13790	\$6.07
Electric Sys Improvements***	69.00KW X \$0.23000 X 0.13790	\$2.19
Distribution Dmd Chrg	69.00KW X \$13.30000 X 0.13790	\$126.55
Revenue Adj Mechanism	2824.10kWh X \$0.00201	\$5.68
CTA Demand Chrg	69.00KW X \$0.04000 X 0.13790	\$0.38
FMCC Delivery Chrg	2824.10kWh X \$0.00939	\$26.52
Comb Public Benefit Chrg*	2824.10kWh X \$0.00745	\$21.04

Allocated for 12/31/18 to 01/25/19

Transmission Dmd Chrg	69.00KW X \$7.03000 X 0.86210	\$418.18
Distr Cust Srvc Chrg	\$44.0000 X 0.86210	\$37.93

CE_190128PROD.TXT

Explanation of your charges

*The Combined Public Benefits Charge represents a combination of three charges formerly know as: Conservation and Load Mgmt Charge, Renewable Energy Investment Charge, and Systems Benefits Charge. This charge also includes the Conservation Adjustment Mechanism approved by the Public Utilities Regulatory Authority in Docket No. 13-11-14.

**Effective January 1, 2007, the Generation Services Charge (GSC) and the Bypassable Federally Mandated Congestion Charge (BFMCC) have been combined into the "GSC Charge" listed in the Supplier Services section of your bill. The GSC reflects all of the cost of procuring energy from Eversource wholesale suppliers. The BFMCC portion of this line item is -\$0.0001 / kWh. If you multiply this BFMCC rate by the number of kWhs on your bill, you can calculate the dollar amount associated with the BFMCC.

***Electric System Improvements: Recovers company investments that protect, strengthen or modernize the electric grid.



Account Number: 5117 904 3070

Customer name key: RIDG

TOWN OF RIDGEFIELD BOARD OF ED

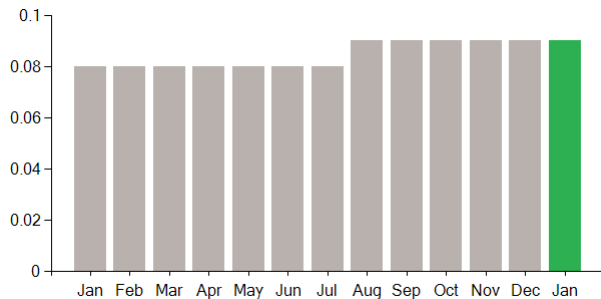
BARLOW MOUNTAIN RD

RIDGEFIELD CT 06877

Continued from previous page...

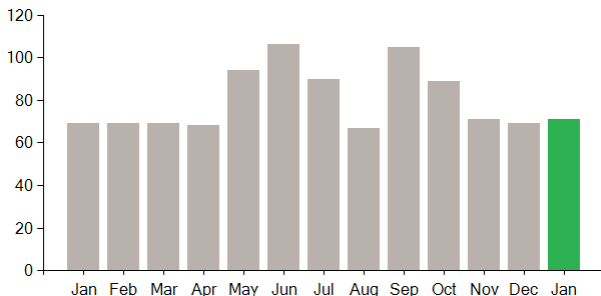
Supply Rate

Dollars / kWh



Demand Profile

Max. kW Demand



Important Messages About Your Account

Thank you for your payments during 2018. We look forward to serving you in 2019.

Because the billing period spans a change in the rates, your usage has been calculated partly on the old rate and partly on the new rate.

Total Amount Due
by 03/29/19

\$3,672.34

Continued from previous page...

Electric Sys Improvements***	69.00KW X \$0.32000 X 0.86210	\$19.04
Distribution Dmd Chrg	69.00KW X \$13.30000 X 0.86210	\$791.15
Revenue Adj Mechanism	17655.90kWh X \$0.00181	\$31.96
CTA Demand Chrg	69.00KW X \$-0.18000 X 0.86210	-\$10.71
FMCC Delivery Chrg	17655.90kWh X \$0.00859	\$151.66
Comb Public Benefit Chrg*	17655.90kWh X \$0.00754	\$133.13

Subtotal Delivery Services	\$1,827.09
----------------------------	------------

Total Cost of Electricity	\$3,672.34
----------------------------------	-------------------

Total Current Charges	\$3,672.34
------------------------------	-------------------

2013 ROOF CONDITION ASSESSMENT AND RECOMMENDATIONS

**SCOTLAND ELEMENTARY SCHOOL
111 BARLOW MOUNTAIN ROAD
RIDGEFIELD, CT**

CONSULTANT:

H. B. Fishman & Co., Inc.
300 Pleasant Valley Road
South Windsor, Connecticut 06074
Telephone: (860) 282-9036
Fax: (860) 282-7144
Email: info@hbfishman.com

CLIENT:

Attn: Mr. Charles Fisher
Town Engineer
Town of Ridgefield
66 Prospect Street
Ridgefield, CT 06877

15 November 2013

CN 12117414.2

TOWN OF RIDGEFIELD
2013 ROOF ASSESSMENTS

BUILDING NAME: SCOTLAND ELEMENTARY SCHOOL

BUILDING ADDRESS: 111 BARLOW MOUNTAIN ROAD

RIDGEFIELD, CT

TOTAL ROOF AREA: 50,849 SF

NUMBER OF ROOF AREAS: 11

ROOF TYPE:

EPDM MEMBRANE:

Fully Adhered (R1-9) 49,365 SF
(Installed 1989; 10 yr. Carlisle warrantee expired 1999)

Fully Adhered (R10-11) 1,484 SF
(Installed 2000's; warrantee unknown)

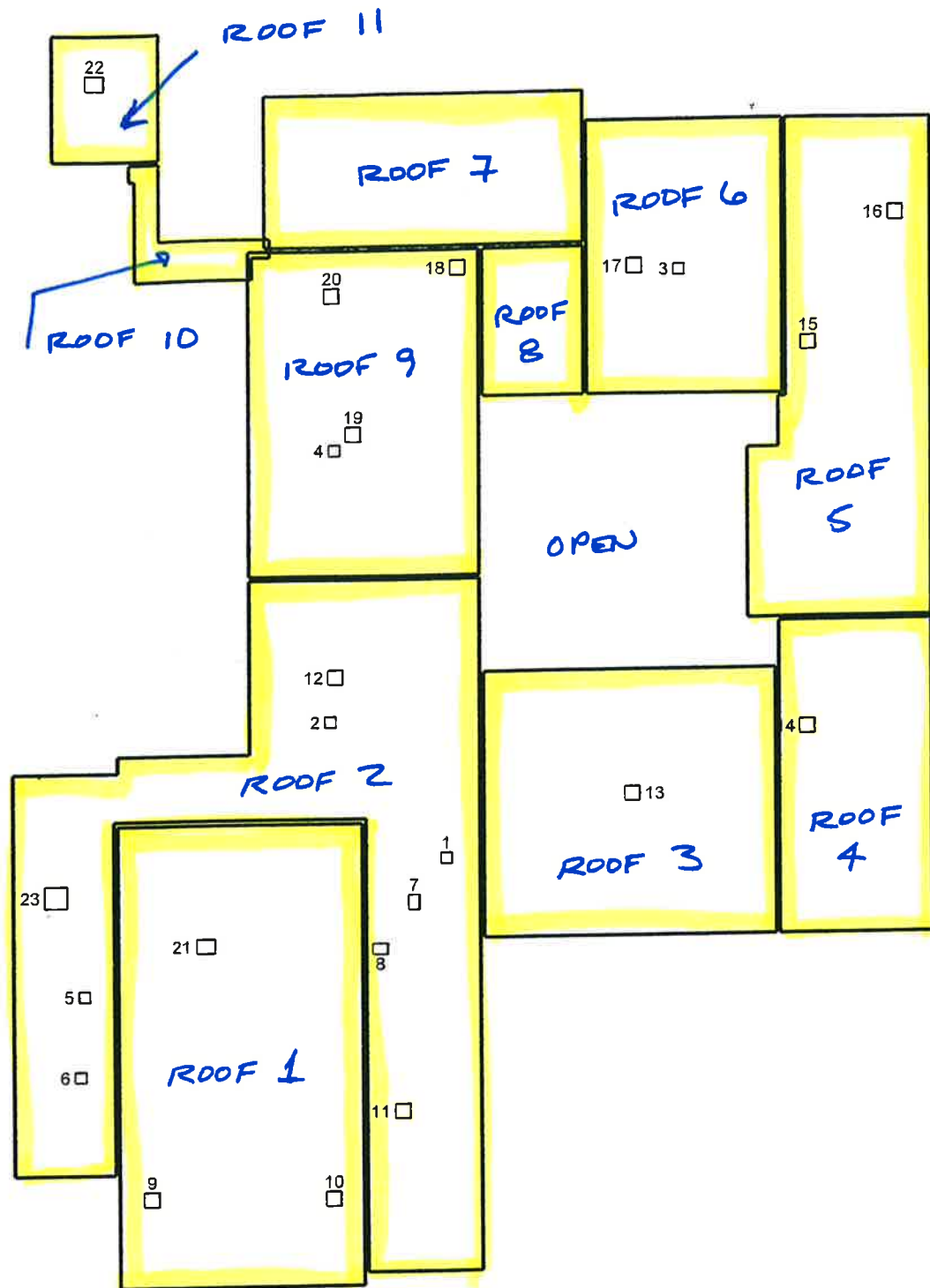
GENERAL ROOF OBSERVATIONS:

EPDM MEMBRANE: Fully adhered EPDM membrane generally in fair condition with some repairs required. Field seam edges (field, flashings and roof edges) are peeling or curling. Some holes and protruding deck fasteners observed.

RECOMMENDED ACTIONS:

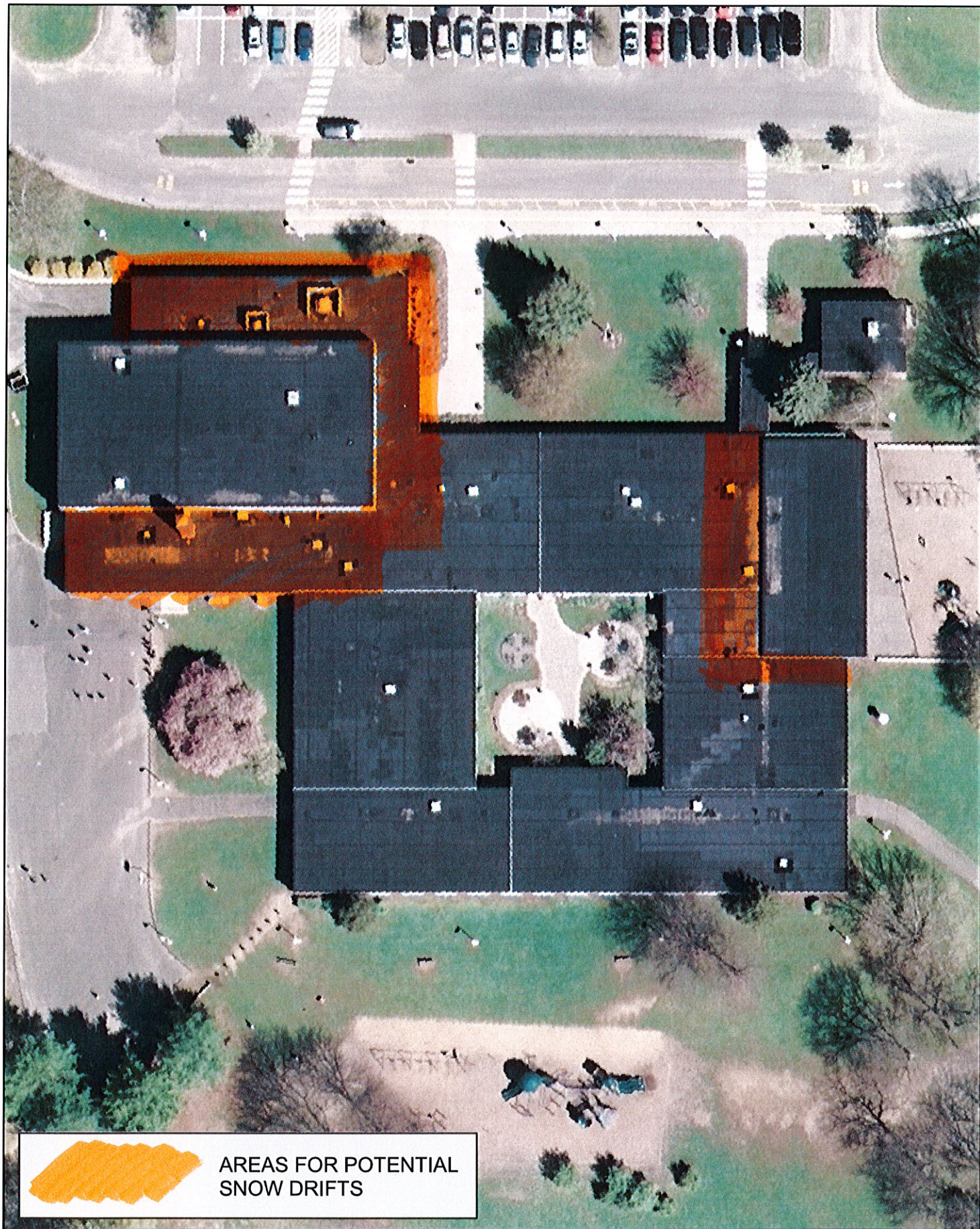
EPDM MEMBRANE: Repair observed deficiencies including but not limited to holes, openings, missing drain strainers and walkway pads. Consider stripping in all field seams of the 24-year old EPDM roofs.

DATE OF INSPECTION: 30 July 2013



SCOTLAND ELEMENTARY
SCHOOL

(ALL ROOFS FULLY ADHERED EPDM)



SCALE: 1"=50'

SCOTLAND
ELEMENTARY SCHOOL



RIDGEFIELD- SCOTLAND ELEMENTARY SCHOOL, ROOF AREAS and DEFICIENCIES BY ROOF

<u>ROOF</u>	<u>ADHERED EPDM, SF</u>	<u>OBSERVED DEFICIENCIES</u>	<u>HBF PHOTOS</u>
R1	8451	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Open Seam at NE Corner, Failed Stripping at Metal Edge Joints, Hole in Stripping at North Perimeter, Missing Drain Strainer Baskets, Missing Walkway Pads	2 thru 15
R2	11598	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Hole in Membrane Above Hallway adjacent to Gym Wall, Failed Stripping at Metal Edge Joints, Missing Walkway Pads	16 thru 36
R3	5807	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Hole in Flashing at SW Corner, Failed Stripping at Metal Edge Joints, Missing Walkway Pads	37 thru 43
R4	3561	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Failed Stripping at Metal Edge Joints, Hole in Flashing at North Perimeter, Missing Drain Strainer Baskets, Missing Walkway Pads, Damaged Exhaust Unit Cover	44 thru 49
R5	5847	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Open Seam at NE Corner, Failed Stripping at Metal Edge Joints, Hole in Stripping at North Perimeter, Missing Drain Strainer Baskets, Missing Walkway Pads	50 thru 56
R6	3953	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Open Seam in Flashing at South Perimeter, Failed Stripping at Metal Edge Joints, Missing Drain Strainer Baskets	57 thru 62
R7	3506	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Failed Stripping at Metal Edge Joints, Missing Drain Strainer Baskets	63 thru 68
R8	1093	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Failed Stripping at Metal Edge Joints, Missing Drain Strainer Baskets	69 thru 71
R9	5549	EPDM Field, Flashing, Stripping and Repair Patch Seam Edges Curling Upward, Repair Patch Not Properly Sealed, Failed Stripping at Metal Edge Joints, Missing Drain Strainer Baskets, Missing Walkway Pads	72 thru 81
R10	515	Loose Plywood Decking Beneath EPDM, Protruding Fasteners for Plywood Decking, Hole in Membrane,	82 thru 85
R11	969	Protruding Fasteners for Plywood Decking, Improper Flashing at Downspout Opening, Questionable Sealant at HVAC Conduit	86 thru 92
TOTAL	50849		
	SF		

Carlisle SynTec Systems

Carlisle SynTec Systems
Division of Carlisle Corporation
P.O. Box 7000
Carlisle, PA 17013
(717) 245-7000; Telex 84-2511 (SynTec CLSL)



SERIAL NO. 90009

CARLISLE SURE-SEAL® MEMBRANE SYSTEM WARRANTY

BUILDING OWNER: TOWN OF RIDGEFIELD
NAME OF BUILDING: SCOTLAND ELEMENTARY SCHOOL
BUILDING ADDRESS: RIDGEFIELD, CT
DATE OF SUBSTANTIAL COMPLETION OF THE CARLISLE MEMBRANE SYSTEM: 10/30/89
DATE OF ACCEPTANCE BY CARLISLE: NOVEMBER 20, 1989

CMD# 546N-89
JSI/REV. 1

Carlisle SynTec Systems, Division of Carlisle Corporation (CARLISLE) warrants to the Building Owner (OWNER) of the above described building, that; subject to the terms, conditions and limitations stated in this warranty, Carlisle will repair any leak in the Carlisle Sure-Seal® Membrane System (CARLISLE MEMBRANE SYSTEM) installed by a Carlisle Authorized Roofing Applicator for a period of 10 years commencing with the date of Carlisle's acceptance of the Carlisle Membrane System installation. However, in no event shall Carlisle's obligations extend beyond 10.5 years subsequent to the date of substantial completion of the Carlisle Membrane System shown above. See below for exact date of warranty expiration.

The Carlisle Membrane System is defined as the following Carlisle Materials: Membrane, Flashings, Adhesives and Sealants, and any other Carlisle brand products utilized in this installation.

TERMS, CONDITIONS, LIMITATIONS

- Owner shall provide Carlisle with written notice within thirty (30) days of the discovery of any leak in the Carlisle Membrane System. Owner should send written notice of a leak to Carlisle's Supporting Services Department at the address set forth at the top of this warranty. By so notifying Carlisle, the Owner authorizes Carlisle or its designee to investigate the cause of the leak. Should the investigation reveal the cause of the leak to be outside the scope of this Warranty, investigation and repair costs for this service shall be paid by the Owner.
 - If, upon inspection, Carlisle determines that the leak is caused by a defect in the Carlisle Membrane System's materials, or workmanship of the Carlisle Authorized Roofing Applicator in installing the same, Owner's remedies and Carlisle's liability shall be limited to Carlisle's repair of the leak. However, Carlisle's obligation over the life of this Warranty shall not exceed the Owner's original cost of the Carlisle Membrane System installation.
 - This Warranty shall not be applicable if, upon Carlisle's inspection, Carlisle determines that any of the following has occurred:
 - The Carlisle Membrane System is damaged by natural disasters, including, but not limited to, lightning, fire, insect infestation, earthquake, tornado, hail, hurricanes, and winds of peak gust speeds of 55 mph or higher measured at 10 meters above ground; or
 - The Carlisle Membrane System is damaged by any intentional or negligent acts, accidents, misuse, abuse, vandalism, civil disobedience, or the like.
 - Deterioration or failure of building components, including, but not limited to, the roof substrate, walls, mortar, HVAC units, etc., occurs and causes a leak, or otherwise damages the Carlisle Membrane System; or
 - Acids, oils, harmful chemicals and the like come in contact with the Carlisle Membrane System and cause a leak, or otherwise damage the Carlisle Membrane System.
 - This Warranty shall be null and void if any of the following shall occur:
 - If, after installation of the Carlisle Membrane System by a Carlisle Authorized Roofing Applicator there are any alterations or repairs made on or through the roof or objects such as, but not limited to, structures, fixtures, or utilities are placed upon or attached to the roof without first obtaining written authorization from Carlisle; or
 - Failure by the Owner to use reasonable care in maintaining the roof, said maintenance to include, but not be limited to, those items listed on Carlisle's Care & Maintenance Information sheet which accompanies this Warranty; or
 - Owner fails to comply with every term or condition stated herein.
 - During the term of this Warranty, Carlisle shall have free access to the roof during regular business hours.
 - Carlisle shall have no obligation under this Warranty while any bills for installation, supplies, service, and warranty charges have not been paid in full to the Carlisle Authorized Roofing Applicator, Carlisle, or material suppliers.
 - Carlisle's failure at any time to enforce any of the terms or conditions stated herein shall not be construed to be a waiver of such provision.
- CARLISLE DOES NOT WARRANT PRODUCTS UTILIZED IN THIS INSTALLATION WHICH IT HAS NOT FURNISHED; AND SPECIFICALLY DISCLAIMS LIABILITY, UNDER ANY THEORY OF LAW, ARISING OUT OF THE INSTALLATION AND PERFORMANCE OF, OR DAMAGES SUSTAINED BY OR CAUSED BY, PRODUCTS NOT FURNISHED BY CARLISLE.
- THE REMEDIES STATED HEREIN ARE THE SOLE AND EXCLUSIVE REMEDIES FOR FAILURE OF THE MEMBRANE SYSTEM OR ITS COMPONENTS. THERE ARE NO WARRANTIES EITHER EXPRESSED OR IMPLIED, INCLUDING THE IMPLIED WARRANTIES OF FITNESS FOR A PARTICULAR PURPOSE AND MERCHANTABILITY, WHICH EXTEND BEYOND THE FACE HEREOF. CARLISLE SHALL NOT BE LIABLE FOR ANY INCIDENTAL, CONSEQUENTIAL OR OTHER DAMAGES INCLUDING, BUT NOT LIMITED TO, LOSS OF PROFITS OR DAMAGE TO THE BUILDING OR ITS CONTENTS UNDER ANY THEORY OF LAW.

THIS WARRANTY EXPIRES: NOVEMBER 19, 1999

CARLISLE SYNTec SYSTEMS
DIVISION OF CARLISLE CORPORATION

By: Kem W. Scott

AUTHORIZED SIGNATURE: *Kem W. Scott*
TITLE: VICE PRESIDENT MARKETING AND SALES

DATE OF ISSUE: NOVEMBER 20, 1989



EXPIRED

1999

Appendix C

Veterans Park Elementary School

Small Class Zero Emission Project Tariff, Service Agreement

Electric Bills

Veterans Park Elementary School Roof Areas

Roof Condition Photographs

Roof Condition Assessment and Roof Warranty

SMALL CLASS I ZERO EMISSION PROJECT TARIFF**Attachment 1: SERVICE AGREEMENT**

This Service Agreement (Number S6-0291) is entered into as of the following date: September 28, 2018 (the "Effective Date"). This Service Agreement incorporates by reference for all purposes the Small Class I Zero Emission Project Tariff and all attachments and appendices thereto, including Attachment 2, Terms and Conditions (collectively, the "Agreement"). The Parties to this Service Agreement are the following:

SELLER		BUYER
Town of Ridgefield	Party Name	The Connecticut Light and Power Company dba Eversource Energy ("Eversource Energy")
400 Main Street Ridgefield, CT 06877	Address	107 Selden Street Berlin, CT 06037
	Business Website	www.eversource.com
<input checked="" type="checkbox"/> US Federal 06-6002075	Tax ID Numbers	<input checked="" type="checkbox"/> US Federal 06-0303850
Connecticut	Jurisdiction of Organization	Connecticut
<input type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Individual <input checked="" type="checkbox"/> Other: Town/Municipal Entity	Company Type	<input checked="" type="checkbox"/> Corporation <input type="checkbox"/> Limited Partnership <input type="checkbox"/> LLP <input type="checkbox"/> LLC <input type="checkbox"/> Partnership <input type="checkbox"/> Other

CONTACT INFORMATION		
SELLER		BUYER
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	General (day to day/ administrative)	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Contract	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford	Legal Notices	Address: Legal Department, 107 Selden St., Berlin, CT 06037 Attn: Associate General Counsel – CT State Regulatory
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	Performance Assurance	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-665-5296 Fax# 860-665-4583 Email: lrec.zrec@eversource.com

ACCOUNTING INFORMATION		
Address: 400 Main Street Ridgefield, CT 06877 Attn: Kenneth Sanford Tel# 203-431-2720 Fax# Email: purchasing@ridgefieldct.org	· Invoices · Payments · Settlements	Address: 107 Selden St., Berlin, CT 06037 Attn: Manager - Renewable Power Contracts Tel# 860-865-5296 Fax# 860-865-4583 Email: lrec.zrec@eversource.com
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:	Wire Transfer Numbers (If Applicable)	Bank: Bank of America, NA Bank Address: 100 N. Tryon Street Charlotte, NC 28202 ABA# 026009593 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:
Attn: Joseph Morits, Board of Ed Address: 70 Prospect Street Ridgefield, CT 06877	Checks (If Applicable)	Attn: Manager - Renewable Power Contracts Address: 107 Selden St., Berlin, CT 06037
Bank: Bank Address: ABA# Acct# <input type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:	ACH Numbers (If Applicable)	Bank: Bank of America, NA Bank Address: 2523 Albany Ave West Hartford, CT 06117 ABA# 011900254 Acct# 0000129048 <input checked="" type="checkbox"/> Checking <input type="checkbox"/> Savings Other Details:

The Parties hereby agree to the following provisions offered in Attachment 2: Terms and Conditions. Select the appropriate box(es) and/or fill in the required information from each section:

Service Agreement Elections									
Section 3.1 Facility Description	<table border="1"> <tr> <td>Facility Site/Location (including Street, City or Town)</td> <td>8 Governor Street Ridgefield, Connecticut 06877</td> </tr> <tr> <td>Customer Billing Account Number</td> <td>51072043037</td> </tr> <tr> <td>Technology</td> <td> <input type="checkbox"/> Wind <input checked="" type="checkbox"/> Solar-Fixed Tilt <input type="checkbox"/> Solar-Single Axis <input type="checkbox"/> Solar-Dual Axis <input type="checkbox"/> Hydro <input type="checkbox"/> Other: </td> </tr> <tr> <td>Installed Capacity - Must be less than or equal to 100 kW (AC)</td> <td>100 kW (AC)</td> </tr> </table>	Facility Site/Location (including Street, City or Town)	8 Governor Street Ridgefield, Connecticut 06877	Customer Billing Account Number	51072043037	Technology	<input type="checkbox"/> Wind <input checked="" type="checkbox"/> Solar-Fixed Tilt <input type="checkbox"/> Solar-Single Axis <input type="checkbox"/> Solar-Dual Axis <input type="checkbox"/> Hydro <input type="checkbox"/> Other:	Installed Capacity - Must be less than or equal to 100 kW (AC)	100 kW (AC)
Facility Site/Location (including Street, City or Town)	8 Governor Street Ridgefield, Connecticut 06877								
Customer Billing Account Number	51072043037								
Technology	<input type="checkbox"/> Wind <input checked="" type="checkbox"/> Solar-Fixed Tilt <input type="checkbox"/> Solar-Single Axis <input type="checkbox"/> Solar-Dual Axis <input type="checkbox"/> Hydro <input type="checkbox"/> Other:								
Installed Capacity - Must be less than or equal to 100 kW (AC)	100 kW (AC)								
Section 6.2 Interconnecting Utility	Eversource Energy								
Section 7.1 Maximum Annual Quantity	156 Maximum Annual Quantity ZRECs								
Section 7.4 Purchase Price	\$ 99.42 per ZREC								
Section 9.1 Performance Assurance (amount)	\$ 775.48								

Section 2.2 Delivery Term Start Date	<input type="checkbox"/> July 1, 2018 <input type="checkbox"/> October 1, 2018 <input type="checkbox"/> January 1, 2019 <input checked="" type="checkbox"/> April 1, 2019
---	--

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the Effective Date.

Town of Ridgefield	Party Name	The Connecticut Light and Power Company dba Eversource Energy by Eversource Energy Service Company, its authorized agent
	Signature	
RUDY MARCANTI	Printed Name	James R. Shuckerow
FIRST SELECTMAN	Title	Director – Electric Supply

EVERSOURCE

Account Number: **5107 204 3037**

Statement Date: 12/18/18

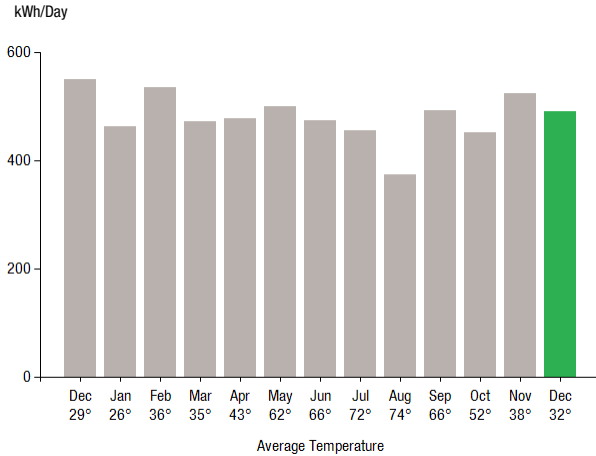
TOWN OF RIDGEFIELD PUB SCHOOLS
8 GOVERNOR ST
RIDGEFIELD CT 06877

Total Amount Due
by 02/16/19

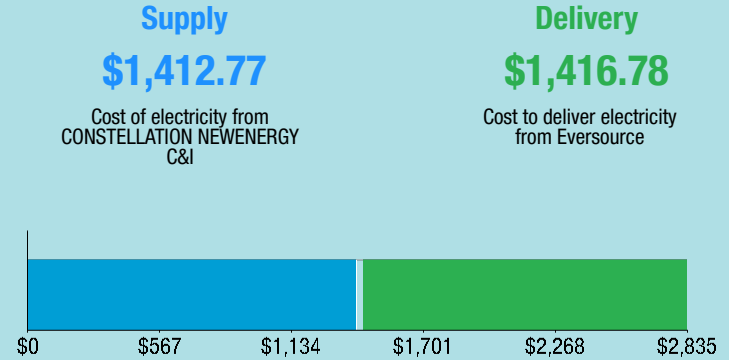
\$2,829.55

Amount Due On 12/13/18	\$5,123.08
Last Payment Received On 12/12/18	-\$5,123.08
Balance Forward	\$0.00
Total Current Charges	\$2,829.55

Electric Usage History - Kilowatt Hours (kWh)



Current Charges for Electricity



Your electric supplier is

CONSTELLATION NEWENERGY C&I
1221 LAMAR ST SUITE 750
STE
HOUSTON TX 77010-3038
844-636-3749

Electric Usage Summary

This month your
average daily
electric use was
490.0 kWh

This month you used
10.7% less
than at the
same time last year



News For You

As part of working to serve you better, Eversource recently launched a new, state-of-the-art outage map providing you one-click access to comprehensive information you've told us you value the most. Visit Eversource.com to experience the new map and view a short tutorial video on its features.

Remit Payment To: Eversource, PO Box 56002, Boston, MA 02205-6002

CE_181218PROD.TXT

EVERSOURCE

Account Number: **5107 204 3037**

You may be subject to a 1.00% late payment charge if
the "Total Amount Due" is not received by 01/15/19

TOWN OF RIDGEFIELD PUB SCHOOLS
70 PROSPECT ST
RIDGEFIELD CT 06877-4621

Please make your check payable to Eversource and consider adding \$1 for Operation Fuel.

To add more or make a payment today, visit Eversource.com. If mailing, please allow up to 5 business days to post.

Total Amount Due
by 02/16/19

\$2,829.55

Amount Enclosed

Eversource
PO Box 56002
Boston, MA 02205-6002



Account Number: **5107 204 3037**

Customer name key: RIDG Cust provided ID: VPES-----

TOWN OF RIDGEFIELD PUB SCHOOLS

8 GOVERNOR ST

RIDGEFIELD CT 06877

Service reference: 541922008 Billing Cycle: 12

Service from 11/15/18 - 12/17/18 32 Days

Next read date on or about: Jan 17, 2019

Meter Number	Current Read	Previous Read	Current Usage	Reading Type
890394492	29732	29536	196	Actual

Total Demand Use = 65.40 kW

196 X Meter Constant of 80 = 15,680 Billed Usage

Monthly kWh Use

Dec	Jan	Feb	Mar	Apr	May	Jun
16480	15280	15520	15120	14800	14000	15200
Jul	Aug	Sep	Oct	Nov	Dec	
13680	11200	15760	13120	15200	15680	

Contact Information

Emergency: 800-286-2000

www.eversource.com

BusinessCenterCT@eversource.com

Pay by Phone: 888-783-6618

Customer Service: 888-783-6617

Total Amount Due
by 02/16/19

\$2,829.55

Electric Account Summary

Amount Due On 12/13/18	\$5,123.08
Last Payment Received On 12/12/18	-\$5,123.08
Balance Forward	\$0.00
Current Charges/Credits	
Electric Supply Services	\$1,412.77
Delivery Services	\$1,416.78
Total Current Charges	\$2,829.55
Total Amount Due	\$2,829.55

Total Charges for Electricity

Supplier (CONSTELLATION NEWENERGY)

Generation Srvc Chrg**	15680.00kWh X \$0.09010	\$1,412.77
Subtotal Supplier Services		\$1,412.77

Delivery (DISTRIBUTION RATE: 040)

Transmission Chrg	15680.00kWh X \$0.02326	\$364.72
Distr Cust Srvc Chrg		\$65.00
Distr Chrg per kWh	15680.00kWh X \$0.04300	\$674.24
Electric Sys Improvements***	15680.00kWh X \$0.00097	\$15.21
Revenue Adj Mechanism	15680.00kWh X \$0.00201	\$31.52
CTA Chrg per kWh	15680.00kWh X \$0.00015	\$2.35
FMCC Delivery Chrg	15680.00kWh X \$0.00937	\$146.92
Comb Public Benefit Chrg*	15680.00kWh X \$0.00745	\$116.82
Subtotal Delivery Services		\$1,416.78
Total Cost of Electricity		\$2,829.55

Total Current Charges **\$2,829.55**

CE_181218PROD.TXT

Explanation of your charges

*The Combined Public Benefits Charge represents a combination of three charges formerly know as: Conservation and Load Mgmt Charge, Renewable Energy Investment Charge, and Systems Benefits Charge. This charge also includes the Conservation Adjustment Mechanism approved by the Public Utilities Regulatory Authority in Docket No. 13-11-14.

**Effective January 1, 2007, the Generation Services Charge (GSC) and the Bypassable Federally Mandated Congestion Charge (BFMCC) have been combined into the "GSC Charge" listed in the Supplier Services section of your bill. The GSC reflects all of the cost of procuring energy from Eversource wholesale suppliers. The BFMCC portion of this line item is -\$0.0001 / kWh. If you multiply this BFMCC rate by the number of kWhs on your bill, you can calculate the dollar amount associated with the BFMCC.

***Electric System Improvements: Recovers company investments that protect, strengthen or modernize the electric grid.



Account Number: **5107 204 3037**
Customer name key: RIDG Cust provided ID: VPES-----
TOWN OF RIDGEFIELD PUB SCHOOLS
8 GOVERNOR ST
RIDGEFIELD CT 06877

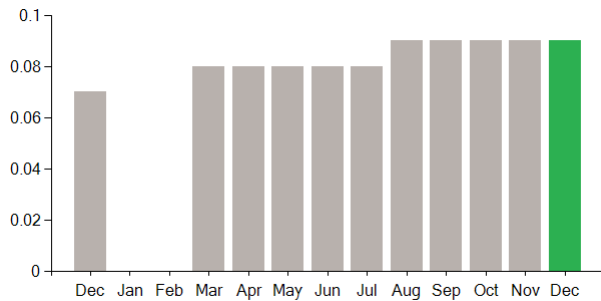
Total Amount Due
by 02/16/19

\$2,829.55

Continued from previous page...

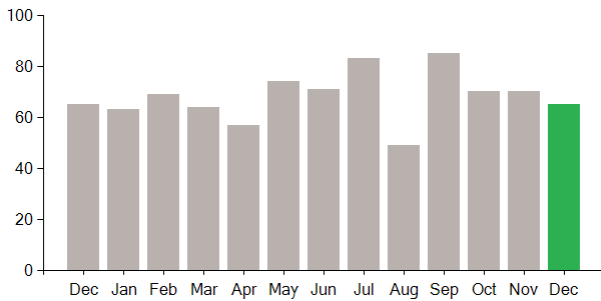
Supply Rate

Dollars / kWh



Demand Profile

Max. kW Demand



**2013 ROOF CONDITION ASSESSMENT AND
RECOMMENDATIONS**

**VETERANS PARK ELEMENTARY SCHOOL
8 GOVERNOR STREET
RIDGEFIELD, CT**

CONSULTANT:

H. B. Fishman & Co., Inc.
300 Pleasant Valley Road
South Windsor, Connecticut 06074
Telephone: (860) 282-9036
Fax: (860) 282-7144
Email: info@hbfishman.com

CLIENT:

Attn: Mr. Charles Fisher
Town Engineer
Town of Ridgefield
66 Prospect Street
Ridgefield, CT 06877

15 November 2013

CN 12117414.2

TOWN OF RIDGEFIELD

2013 ROOF ASSESSMENTS

BUILDING NAME: VETERANS PARK ELEMENTARY SCHOOL

BUILDING ADDRESS: 8 GOVERNOR STREET

RIDGEFIELD, CT

TOTAL ROOF AREA: 57,123 SF

NUMBER OF ROOF AREAS: 11

ROOF TYPES:

COAL TAR BUR:

Roofs 1-8; Installed 1995 and 1997, 25 Yr. Allied Signal (Honeywell)
Warranties Expire 2020 and Dec. 2022 51,311 SF

MODIFIED BITUMINOUS MEMBRANE:

Roof 9; Installed 1997, 25 Yr. Allied Signal (Honeywell)
Warranty Expires Dec. 2022 3,111 SF

EPDM MEMBRANE:

Roofs 10 And 11; Fully Adhered EPDM,
Installation Date & Warranty Unknown 2,701 SF

GENERAL ROOF OBSERVATIONS:

COAL TAR BUR: Generally in fair condition with low profile ridges and blisters; some exposed felts and broken blisters on Roof 6; deteriorated stripping felts and some openings observed.

MODIFIED BUR: Generally in good condition. Minor sealant failures observed.

FULLY ADHERED EPDM: Generally in fair condition; holes at backed out fasteners and clogged drain observed.

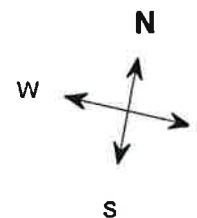
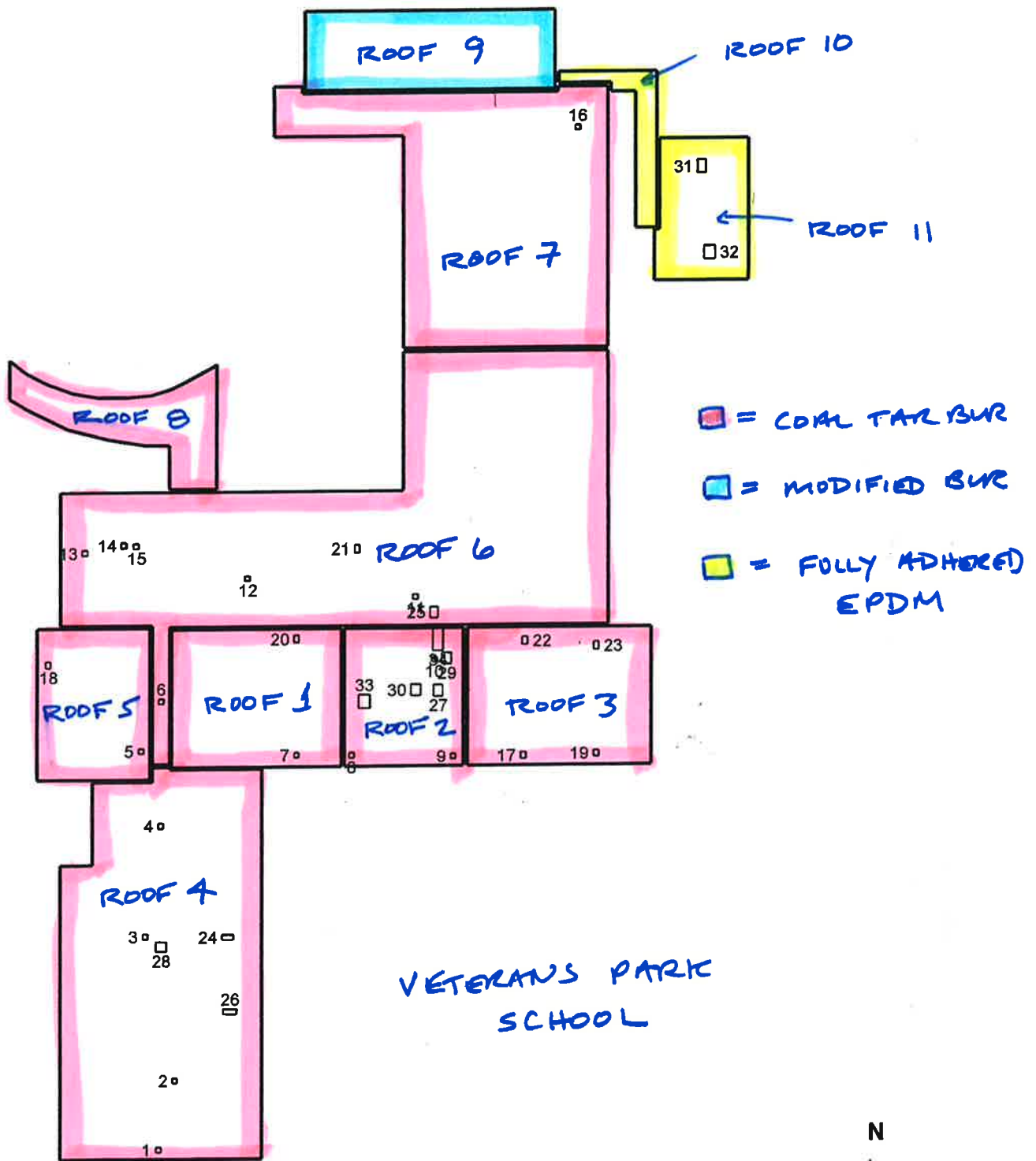
RECOMMENDED ACTIONS:

COAL TAR BUR: Repair openings and other deficiencies including broken blisters and ridges. Contact Allied Signal (Honeywell) regarding warrantee coverage.

MODIFIED BUR: Remove and replace sealant on south perimeter and clear gutter openings.

FULLY ADHERED EPDM: Replace backed out fasteners and repair other deficiencies. Clear drain openings.

DATE OF INSPECTION: 30 July 2013





SCALE: 1"=50'

VETERANS PARK
ELEMENTARY SCHOOL



RIDGEFIELD- VETERANS PARK SCHOOL, ROOF AREAS and DEFICIENCIES BY ROOF

ROOF	COAL TAR BUR, SF	MODIFIED BUR, SF	ADHERED EPDM, SF	OBSERVED DEFICIENCIES	HBF PHOTOS
R1	3633			One Low Profile Blister, Deteriorated Stripping Felts and Worn Aluminum Coating at Roof Edges, Damaged Drain Screens	2 thru 6
R2	2557			Deteriorated Stripping Felts and Worn Aluminum Coating at Roof Edges, Damaged Drain Screens, Exposed Mastic and Base Flashing, Opening at Copper Gooseneck, Tear in Base Flashing at Chimney, Deteriorated Masonry on Chimney	7 thru 14
R3	3925			Deteriorated Stripping Felts and Worn aluminum Coating at Roof Edges, Damaged Drain Screens	15 thru 20
R4	11504			Low Profile Ridges and Blisters at Many Locations, Deteriorated Stripping Felts and Worn aluminum Coating at Roof Edges, Damaged Drain Screens, Dislodged Counterflashing at North Perimeter, Failed Solder Joints at North Perimeter, New Flashing at New HVAC Units	21 thru 32
R5	2653			Low Profile Ridges and Blisters at Many Locations (Some with Exposed Felts), Deteriorated Stripping Felts and Worn aluminum Coating at Roof Edges, Damaged Drain Screens	33 thru 38
R6	16190			Ridges and Blisters at Many Locations (Some with Exposed and Deteriorated Felts), Broken Blisters and Ridges at Several Locations, Deteriorated Stripping Felts and Worn Aluminum Coating at Roof Edges, Damaged Drain Screens, Opening at SW Corner, Failed Solder Joints at Copings, Improper Flashing at Radon Penetrations, Openings in Masonry above South Perimeter, Overhanging Tree Limbs	39 thru 52
R7	9013			Low Profile Ridges and Blisters at Many Locations (Some with Exposed Felts), Deteriorated Stripping Felts and Worn Aluminum Coating at Roof Edges, Damaged and Clogged Drain Screens, Failed Sealant at Window Wall at North Perimeter, Overhanging Tree Limbs, Opening in Base Flashing at South Perimeter, Exposed Felt at NE Gooseneck, Failed Sealant at Counterflashing, North Perimeter,	53 thru 63
R8	1836			Two Small Areas of Exposed Felt, Missing Drain Screen in Gutter, Debris in Gutter, Crack in Gutter Solder Joint	64 thru 69
R9		3111		Failed Sealant at South Perimeter, Clogged Gutter Outlet at NW Corner	70 thru 74
R10			692	Diagonal Stress Marks and Failed Term Bar Sealant at West Perimeter, Overhanging Tree Limbs, Failed Sealant and Buckled Term Bar at East Perimeter	75 thru 78
R11			2009	Holes in EPDM Above Fasteners, Overhanging Tree Limbs, Clogged Drain Outlets	79 thru 86
TOTALS	51311	3111	2701		
	SF	SF	SF		
	GRAND TOTAL	57123			
			SF		



Warranty Number: N0225970571

Date Issued: December 23, 1998

**BLACK ARMOR®
NDL ROOFING SYSTEM WARRANTY**

BUILDING NAME: Veterans Park Elementary School
ADDRESS: 2 Governors Street
Ridgefield, CT 06877

BUILDING OWNER: Town Of Richfield
ADDRESS: Ridgefield, CT 06877

ROOFING CONTRACTOR: Silktown Roofing, Inc.
ADDRESS: 27 Pleasant Street
Manchester, CT 06040

ROOFING SPEC: RP-41-S, RP-41

FLASHING SPEC: S-250, S-250

INSULATION THICKNESS
Armor Lite tapered

INSULATION R-VALUE: n/a

ROOF AREA: 383

FLASHING AREA: 6

TOTAL INSTALLED COST n/a

COMPLETION DATE: December 01, 1997

ALLIED SIGNAL INC., A DELAWARE CORPORATION, WARRANTS to the above named Building Owner that, when the above specified roofing system is installed in accordance with current AlliedSignal Inc. specifications and details, AlliedSignal Inc., subject to the conditions contained herein, for a period of 25 years from the Completion Date stated above, will at its expense, repair or cause to be repaired the Roofing System described in this Warranty to the extent necessary to return the Roof System to a watertight condition.

TERMS OF COVERAGE

During the Warranty period, AlliedSignal Inc. will take appropriate action, as necessary, to return the Roof System to a watertight condition only when leaks result from any of the following causes.

1. Defects in workmanship or ordinary wear and tear of the Black Armor Roofing Membrane and the approved base flashing.
2. Blisters, bare spots, fishmouths, wrinkles, ridges, and splits in the built-up roofing membrane or base flashing not caused by structural movement or failures.
3. Deterioration of the membrane caused by standing water alone is not excluded from this Warranty.

CONDITIONS

This Warranty is valid only when the roofing and flashing specifications identified above incorporating Black Armor coal tar, felts and base flashing are applied by an AlliedSignal Inc. "Authorized Contractor" in accordance with AlliedSignal Inc. applicable specifications and details. If the roofing system utilized insulation, that insulation must be supplied or approved by AlliedSignal Inc. All smooth surfaced flashing systems must be re-coated with aluminum roof coating at least every five years.

AlliedSignal shall have no obligation under this warranty unless and until AlliedSignal, the authorized applicator, and material suppliers have been paid in full for all materials, supplies, services, warranty costs and other costs which are included in, or incidental to, the Roof System.

SHOULD A LEAK OCCUR

In the event of a leak, it must be reported, in writing upon discovery to: AlliedSignal Commercial Roofing Systems, 2000 Regency Parkway, Suite 255, Cary, NC 27511. (Fax: 919/461-4720)

Emergency Repairs

If emergency conditions exist and immediate temporary repairs are required to avoid building damage, AlliedSignal Inc. will reimburse the Building Owner for those reasonable repair expenses which would have otherwise been AlliedSignal Inc.'s responsibilities but for the emergency condition.

Upon proper notification, AlliedSignal Inc. will arrange to inspect the roof and

if AlliedSignal Inc. determines that the leak is its responsibility, AlliedSignal Inc. will, at its expense, take appropriate