

# Requisition

Req # 00189388

PO #

Date: 02/01/11

*Consent  
#25097  
2/8/11*

Bill To: x  
x

Vendor: 133655  
SUPERIOR ALARMS  
P. O. BOX 3097  
MCALLEN TX 78502  
FAX (956)971-6395

Ship To: HEALTH DEPARTMENT  
1304 S. 25TH  
EDINBURG TX 78539

Contact: JOSIE ESCALANT  
956-383-6221

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
1.00	YEAR	DO NOT DUPLICATE ORDER ANNUAL FEE FOR FIRE ALARM INSPECTION SERVICE LOCATION: EDINBURG CLINIC .. 3105 E. RICHARDSON., EDINBURG., TEXAS FOR 2011 Account No 1-1100-441-00-340-003-0-413 <i>no 431 0 2IT</i>	275.00	275.00
			<u>Encumbrance</u>	
			275.00	
			Freight	.00
			Total	275.00
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

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

**AI-25164**

**4.0.0.**

**2011 - Health & Human Service Dept. (LIT) (1100)  
CC CONSENT**

Date: 02/08/2011  
Submitted By: Mike Escaname, HEALTH & HUMAN SERVICES DEPT.  
Submitted For: Mike Escaname  
Department: HEALTH & HUMAN SERVICES DEPT.  
Agenda Category: 2011 Intradep.(line-item) Transfers

Information

CAPTION  
2011 - Health & Human Service Dept. (LIT) (1100)

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2011 ACCT. #: 1-1100-441-00-340-001-0-585  
FUNDS AVAILABLE Y/N?: Y MATCHING FUNDS Y/N?: N  
BUDGETARY IMPACT:

Attachments

Link: [LIT](#)

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
		Mike Escaname	02/02/2011 04:37 PM	CREATED
1	Budget & Management	Erika Zamora	02/03/2011 08:01 AM	APRV
2	Norma Silva			NEW
3	Auditor's Office			

Form Started By: Mike Escaname      Started On: 02/02/2011 04:37 PM



12977 101200



600 Ash Avenue- P.O. Drawer 3097  
McAllen, TX 78501  
State Lic. B4881 - Fire Lic. ACR-86318-816  
Tel. (956) 682-6005 - Fax 213-1202

*We send the police there in a hurry!*

Inspection Program Agreement

THIS INSPECTION AGREEMENT is entered into and effective as of February 1, 2011, by and between Superior Alarms and Hidalgo County Health & Human Services.

Invoicing Address
HIDALGO COUNTY HEALTH & HUMAN SERVICES
1304 S. 25 <sup>TH</sup> ST.
EDINBURG, TX 78530
383-6221
Contact: JOSIE

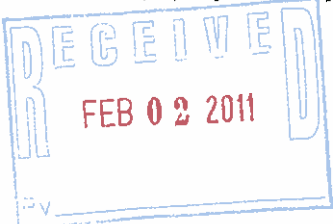
Service Address
HIDALGO COUNTY HEALTH & HUMAN SERVICES
3105 E. RICHARDSON
EDINBURG, TX 78539
318-2040
Contact:

**1. SERVICES INCLUDED**

- A. During the term of this Agreement, Superior Alarms shall provide inspection services on the Fire Alarm system. Inspection services shall consist of the following:
- 1) Two (2) pre-scheduled visits per year involving inspection and overall review of the system's operation. A summary report will be forwarded to Owner upon completion of each review.
  - 2) Services provided include but are limited to the following: Verify proper operation of: CPU, Control equipment, fuses, lamps, switches and batteries. Perform functional testing of: Smoke detectors (duct and area), heat detectors, manual pull stations, firefighter's telephone, relays, I/O devices, audible and visual signaling devices and auxiliary functions.
  - 3) Inspections will be conducted on a semiannual basis with 100% of system sensitivity being tested during each annual inspection. The full sensitivity test will be concluded on the fourth inspection of each year.
  - 4) Reports at the end of each inspection will be presented to the customer for resolution. Repairs requested by the Owner will be on a time and material basis plus travel time. A minimum of one hour will be billed. Repairs shall not be made without prior approval of Owner and a written Purchase Order or other means of Authorization.
  - 5) Service rates are as follows: Hourly rate per man (Scheduled). \$65.00 Hourly rates per man (Emergency, Weekend, Holiday) \$85.00

**2. SERVICE FEES**

- 2.1 Customer shall pay Superior Alarms an annual fee of \$275.00, billed annually, plus any applicable taxes, prior to inspection being provided during the initial term of this agreement. The fee may be increased for each renewal term (if any) upon thirty (30) days prior written notice to the Customer. Customer agrees to pay all fees and applicable taxes within (30) days of receipt of notice.



### 3. TERMS AND TERMINATION

- 3.1 This Agreement shall be in effect for an initial term of 36 months and will automatically renew annually unless either party provides written notice (not less than sixty (60) days prior to the expiration of the Agreement) to the other of their intention to terminate the Agreement.
- 3.2 This Agreement may be terminated upon the occurrence of any of the following events:
- A) By Superior Alarms, if the customer fails to pay Superior Alarms all charges and applicable taxes when due.
  - B) By either party, if the other becomes insolvent or seeks protection, voluntarily or involuntarily under any bankruptcy laws.

### 4. LIMITATION OF LIABILITY

- 4.1 In no event shall Superior Alarms be liable to the customer for any indirect, special or consequential damages, lost profits or claims against Customer by any third person arising out of or relating to this Agreement or any breach thereof or the performance or non-performance of any services to be provided hereunder, even if Superior Alarms has been advised of the possibility thereof. Superior Alarms' liability to Customer hereunder, if any, shall in no event exceed the total amount paid to Superior Alarms by the Customer during the year in which the event and claim occurred.
- 4.2 Superior Alarms shall not be liable for any claims arising from the failure to provide services under this Agreement for causes beyond the reasonable control of Superior Alarms including but not limited to acts of God, acts of Customer, war, strikes, civil strife, riots, fire or flood, restrictions by law enforcement agencies, or delays in transportation or delivery of goods or services.

### 5. GENERAL

- 5.1 This Agreement shall be interpreted in accordance with the laws of the State of Texas and the parties irrevocably attain to the jurisdiction of the Courts of Texas.
- 5.2 This Agreement constitutes the entire agreement between Superior Alarms and Customer and no agreement or purchase order shall in any way add to or modify the terms hereof, unless agreed to in writing by both parties.
- 5.3 Superior Alarms will perform the inspection in accordance with the current NFPA guidelines in effect. Any discrepancy will be noted and presented to Customer for resolution.

AGREED TO:

*Hon. Ramon Garcia 2/8/11*

Superior Alarms, Inc.

\_\_\_\_\_  
Authorized Representative/Date

\_\_\_\_\_  
Authorized Representative/Date



# Inspection Scope of Work

Primary Contact information

Phone numbers

Site Address

Salesperson

Central Station

#		Acct #		Password	
System Mfg.	Notifier	Cerbus	EST	Firelite	Other:
Type inspection	Quarterly	Semi	Annual		
Type system	Analog	Conventional			
Sensitivity test	Yes	No			
Will we be testing all or a percentage of system?			All	25%	50%
After hours testing required?	No		Yes (additional charges apply)		
Will this system require scheduling next inspection?			6 months	1 year	
Length of inspection contract.		1 year	2 year	3 year	

## Detailed list of inspection

Device	Yes/No	# devices
Water flow		
Tamper		
Smoke Detector		
Duct detector		
Pull Station		
Heat detector		
Pump monitoring		
Voice evac		
Audio/visual		

Other: (List in detail)



# EDINBURG FIRE MARSHAL'S OFFICE

212 West McIntyre + Edinburg, Texas 78539  
Office: (956) 292-2001 + Fax: (956) 289-1853



## FIRE INSPECTION REPORT

ADDRESS: 3105 E. Richardson

OCCUPANT: Hidalgo County Health & Human Services

TYPE OF OCCUPANCY: Business

DATE: 1-26-11

PHONE: (956) 318-2040

TYPE OF INSPECTION:  ANNUAL  RE-INSPECTION  COMPLAINT  OTHER:

### OUTSIDE FACILITY

1. Need to post address: 6" in front / 3" in rear.
2. Does not meet fire code: fire department accessibility / F.D.C. visibility / fire lanes.
3. Hydrants: obstructed / need repair.
4. Need to remove accumulation of: boxes / trash / rubbish.
5. Electrical meter box needs: # of suite / repair.
6. Unauthorized burning without a permit.
7. L.P.G. being used when natural gas is available.

### INSIDE FACILITY

8. Permits: not visible / expired.
9. Need to maintain good housekeeping.
10. Combustibles stored under wooden stairs.
11. MSDS: not on site / needs to be updated.
12. Fire wall/partition needs to be: installed/repared.
13. Stairs / ramps: need correct size / rails.
14. Ceiling tiles: missing / need to be replaced.
15. Congestion of materials / aisle obstructions.
16. No approved trash cans.
17. Chemically treated dust mops and oily rags not stored in metal containers with lids.
18. Boiler permit due: \_\_\_\_\_
19. Water heater/dryer: not vented properly / lint build up / discharged incorrectly / needs repair.
20. Dust covered motors: need to be cleaned.
21. Electrical breaker panel: access obstructed / needs labels / needs repair.
22. Missing safety covers: junction box / light switches / outlets.
23. Light fixtures: close to stock/improperly installed.
24. Permanent wiring: not in conduit / needs repair / need to remove extension cords / not to code.
25. Interior decorations exceed 20% wall coverage.
26. Fuel shut off: obstructed / needs to be labeled.

### EXITS

27. Exits: need to install \_\_\_\_\_ / does not swing outward / needs repair / locked during business hours.
28. Exit access / discharge: blocked, needs to be clear at all times.
29. Exit signs: install 6" red letter sign / needs repair / not visible.
30. Emergency lighting: needs to install / needs repair.
31. Travel distance to exit does not meet fire code.

### EXTINGUISHERS

32. Extinguisher: incorrect Class / needs recharging / needs to be inspected by a licensed company.
33. Extinguisher access and visibility: needs label / blocked.
34. No fire extinguishers in building; need to install.
35. Travel distance does not meet fire code.

### KITCHEN HOODS / SUPPRESSION SYSTEM

36. Does not meet: NFPA 96 / 17A / UL 300.
37. Hood / vent / suppression system: need to clean / needs inspection by a licensed co. / needs repair.
38. Nozzles: position / missing caps / needs repair.
39. Piping: location / incorrect size / needs repair.
40. Storage tank: location / incorrect type / needs inspection by a licensed company.
41. Pull station(s): obstructed / needs repair.
42. Filters: need cleaning / missing / incorrect type.
43. Electrical wiring: defective / needs repair.
44. Open flames need 18" distance from combustibles.
45. Hood does not have 6" overhang.
46. Cooking appliances: not protected / improperly placed under nozzles / accumulation of grease.
47. Need to install Class "K" fire extinguisher.

### ALARMS

48. Required as per NFPA 72.
49. Alarm panel: obstructed / needs repair / needs to be inspected / needs a smoke detector over panel.
50. Smoke detector(s): located incorrectly / needs battery replacement / required by HB #2046.
51. Heat detector(s): located incorrectly/needs repair.
52. Pull station(s): obstructed / needs repair / need lamper cover.
53. Audible and visual: obstructed / needs repair.
54. Special operations: elevator / HVAC / other.
55. Zone maps required.

### AUTOMATIC SPRINKLER SYSTEM

56. Required as per NFPA 13 (DR).
57. Sprinkler riser: needs inspection / obstructed.
58. Valves need repair.
59. Piping need repair.
60. Sprinkler head(s): obstructed / incorrect type / needs 18" clearance / needs repair.
61. Sprinkler head storage cabinet: obstructed / incorrect # of heads in storage / missing wrench
62. Inspector test valve: location / size / condition.
63. Need to replace water gong with horn & strobe.
64. Fire pump: needs repair / needs to be tested.
65. Hose cabinets: obstructed / need repair.
66. F.D.C.: obstructed / missing caps / needs rep / needs locking caps.

### COMBUSTIBLE AND FLAMMABLE LIQUIDS

67. Storage: location / required type / condition.
68. Type of combustible violating fire code: liquid / compressed / cryogenic / L.P.G.
69. Dikes: location / required / condition.
70. Gas lines need to be tested. Date Tested: \_\_\_\_\_
71. Pressurized cylinders not anchored.

Okay as of this date: \_\_\_\_\_  1<sup>st</sup> Warning of Fire Code Violation: \_\_\_\_\_  2<sup>nd</sup> Warning of Fire Code Violation: \_\_\_\_\_

VIOLATIONS / COMMENTS (All items that are circled and/or any that are listed below, must be corrected.):

#1: Need to install 6" numbers with contrasting colors on front of facility.

#29-30: Exit sign light bulbs need to be replaced and fixtures need to be tested. One fixture was tested and did not operate in emergency mode.

#49: Fire alarm needs to be repaired, system is yellow tested and panel is missing key.

RECOMMEND:

Such conditions are violations of either City or State Fire Prevention regulations. Please correct hazard(s) and help prevent fires. PROTECT LIFE AND PROPERTY.

Fire Marshal / Assistant Fire Marshal  
[Signature]  
Occupant / Owner

Fire Chief  
2-9-11  
Re-Inspection Date

[Signature] (F-6)  
Fire Inspector & Call Sign

Date: \_\_\_\_\_  
If not corrected by this date, this matter will be processed through the Municipal Court.