

The Drive Mansions Limited
57 The Drive Mansions
933-945 Fulham Road
London

8th January 2024

SW6 5JD

Our Ref: R19-127 Revision B

For the attention of: Antony Downes

Re: Radio Fire Detection System Main Block, Domestic Detection Dwellings

Premise: 933-945 Fulham Road, London, SW6 5JD

Dear Antony

Thank you for your recent enquiry. Following the specification provided, and our recent telephone conversation, and revised manufactures pricing, we have we have pleasure in offering our quotation for your approval.

Please see our quotation page for details.

We trust that we have interpreted your requirements correctly. If we have misunderstood them, or any further information or clarification on any points remain, please do not hesitate to contact the undersigned.

We look forward to hearing from you in the near future.

Yours sincerely,
Rose Fire & Security Limited



Stan Metcalfe TIFireE
Managing Director

E&OE

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Radio Main Block Fire Detection System

We propose to supply, install and commission a radio fire detection system in each block, to afford smoke detection with where required electronic sounder-base units, and manual call points to the escape routes and circulation areas, and a heat detector complete with sounder-base to be located in the flat lobby area.

The equipment is based on the specification provided to us and is subject to a radio propagation survey prior to installation.

Equipment for all seven blocks comprising of;

- 7 x EDA zero plus 8 zone radio fire alarm control panel complete with power supply and integral rechargeable batteries
- 14 x EDA radio booster panels complete with integral rechargeable batteries
- 21 x Mains isolator spur units with keyswitch control
- 105 x EDA radio heat detector complete with sounder-base unit
- 21 x EDA radio smoke detector complete with sounder-base unit
- 28 x EDA radio smoke detector
- 35 x EDA radio manual call point complete with cover flap
- 35 x General fire action notice
- Fire resistant cable and sundries to enable the installation
- Zone plans (AutoCAD drawing required)
- Log book
- Certification
- Installation and commissioning engineering services

Please note this quotation is subject to a radio propagation survey which may require additional radio booster panels following the survey. The radio propagation survey will require access to all flat entrance hallway areas where the heat detector sounder units are proposed to be installed.

Please also note that the mains supply to the fire alarm control panels and boosters have not been allowed for, and on confirmation of the number of radio booster panels required, we are happy to provide a separate quotation to undertake the works or it can be undertaken by a local qualified electrician.

For the sum of: £69,597.00

Flat Area Lithium 10 Year Cell Battery Smoke Detector-Sounder Units

We propose to supply, install and commission an optical type smoke sensor with lithium battery power with a 10 year service life to be mounted in the entrance corridor of each flat area as required. This detector-sounder unit will provide a local alarm smoke in the hallway area of the flat as required.

Please note that this detector will not require any mains power.

Equipment for all seven blocks comprising of;

- 105 x Aico lithium battery smoke detector units with integral sounders

Installation and commissioning engineering services

For the sum of: £8,511.00

Fire Alarm Servicing – Two Year Agreement

We propose to undertake bi-annual servicing of the fire alarm system in accordance with the frequency directives of British Standards as detailed:

- Automatic fire detection and alarm system based on two service visits per annum. The service visits will be undertaken in accordance with the directives of British Standards BS 5839-1:2017 or BS 5839-6:2019 (as applicable) and will be performed during working hours.

For the sum of: £625.00 (Price per service visit - 2 visits required per annum. Parts in addition)

Our Range of Services

We are a highly accredited firm and have expertise in a wide range of services.

We would like to take this opportunity to bring some of these to your attention and would be happy to quote you for any additional works or services we can provide:

- Fire Detection & Suppression Systems
- Emergency Lighting Systems
- Fire Extinguishers
- Fire Risk Assessments
- Health & Safety Risk Assessments
- Expert Witness Services
- Fire Safety, First Aid & Fire Extinguisher Training
- Electrical Engineering Services (Test, Installation, Certification & Maintenance)
- Loop Induction Systems for the Hard of Hearing
- Fire & Safety Signage
- Intruder Alarm Systems
- CCTV Systems
- Access Control Systems
- Maintenance Contracts with 24 Hour, 365 Day Emergency Call Out Cover
- Full Design & Consultancy Service
- Electrical Contractor's Design, Supply & Commission Service
- Aerial Surveys using Unmanned Aerial Vehicles (Drones), including 3D Modelling (internal/external), fully CAA (Civil Aviation Authority) approved for Commercial Operations

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Sounder Beacons – Visual Alarm Devices

We have not allowed for combined sounder beacons throughout the new system area/s as this has not been requested.

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Fire Alarm System Commissioning & Audibility

On completion of the installation our engineers will carry out complete commissioning and testing of the system and a full report and / or certification will be issued.

To comply with British Standards BS 5839-1:2017 Section 16, an audibility test of the fire alarm should be carried out to ensure audibility levels of 65dB minimum, (75dB at a bed head for sleeping risks), or 5dB above ambient noise levels when present. However, since an audibility test cannot be performed until the alarm system is installed and ambient noise levels are deemed to be normal, we are unable to guarantee this.

Any modifications required to meet British Standards sound level criteria would be subject to a variation order and are not included within this quotation sum.

Servicing of the Fire Alarm System

We recommend that you enter into our service agreement. This provides regular tests to the system in accordance with BS 5839-1:2017, and the requirements of the Fire Authority and insurers. In addition to the above, we provide a 24 hour emergency call out service; please note that all call outs are chargeable at the prevailing rates if not included in a comprehensive maintenance agreement.

Fire Alarm System Installation & Cabling

The cabling of the fire alarm system installation will be undertaken using soft skin standard grade fire resistant cable approved for use in British Standards BS 5839-1:2017. This cable will be concealed wherever possible in the suspended ceiling voids or ducts, and where surface run clipped using proprietary clips, or enclosed within white plastic mini-trunking, or plastic conduit. Methods of cable support should be such that circuit integrity will not be reduced below that afforded by the cable used and withstand a similar temperature and duration of fire resistance as the cable type while maintaining and providing adequate support. In effect, this recommendation precludes the use of plastic cable clips, plastic cable ties, plastic mini-trunking or plastic conduit, *where these methods are the sole means of cable support*.

The installation will be undertaken in accordance with the directives of British Standards BS 5839-1:2017, and as such all mini-trunking / plastic conduit used will have the proprietary metal clips installed.

Fire Alarm System Referral

Although every effort has been made to ensure that the proposed fire alarm system has been designed in accordance with British Standard BS 5839-1:2017, the proposed design must be referred to your local Fire Prevention Officer & Building Control Officer, insurers and any other interested parties for their final approvals.

Zone Plans

To enable the issue of a "zone plan" (which is a British Standards requirement) a current Autodesk AutoCAD building drawing will be required in electronic format. If this is not provided, you confirm that we are absolved from any responsibility under the requirements of British Standards to provide you with a zone plan. We may require this confirmation separately and in writing, which you undertake to provide on request.

Special Payment Requirements

As a new customer without an agreed credit facility, we will require payment in advance of half the contract value plus VAT against a pro-forma invoice. The remaining balance will be invoiced upon completion of the works and will be payable immediately on handover.

QUALIFICATIONS ON THE PROPOSED WORKS PAGE 2 of 2
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Exclusion

Builder's works, decoration and the making good of any decorative finish, or damage to ceiling tiles caused by removal for the sighting of detectors or the installation of cables.

Reasonable Access

Please note that we have quoted the works on the basis that we are given clear and unimpeded access to all required areas. It remains the Customer's responsibility to ensure that all stock and any other obstructions, (including if required furniture and carpets), which might impede the Company's engineers access during the works, are fully removed.

If our engineers have to undertake any of the aforementioned works, additional charges may be incurred at our current prevailing hourly rates.

Existing Electrical Installations

This quotation is based upon the existing electrical installation being in compliance with the requirements of British Standards BS 7671:2018 (the IEE Wiring Regulations). The installation must be safe and suitable to be connected into for the required power supply for the proposed fire alarm emergency lighting intruder alarm access control AOV CCTV systems.

If in the opinion of our engineers the electrical installation requires investigation and testing to ensure safety, or the previous test history cannot be verified, we reserve the right NOT to make final connections into the existing mains supply until a full electrical inspection and condition report of the electrical installation is undertaken by an approved NICEIC Company, (National Inspection Council for Electrical Installation Contracting).

British Standards Directives

All works as detailed will be undertaken in accordance with the following British Standards directives:

Fire Detection & Alarm Systems	BS 5839-1:2017 or BS 5839-6:2019
Electrical Installations & Maintenance	BS 7671:2018

Phased Works

This quotation is based on free access to all required areas during the standard working day of 08.00-17.00. We have not allowed for phased works in our quotation sum. Any forced phased works will be charged in addition to any quoted sum at current prevailing hourly rates.

Training & Handover

On the day of commissioning, the personnel involved with the operation of the system will be given detailed instruction on the use of the equipment to ensure correct operation and minimise the possibility of unwanted or false alarms.

CUSTOMER ACCEPTANCE OF QUOTATION
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		Accept	Reject
Radio Main Blocks Fire Alarm System:	£69,457.00	<input type="checkbox"/>	<input type="checkbox"/>
Flat Area Smoke Detection Units:	£8,511.00	<input type="checkbox"/>	<input type="checkbox"/>
Fire Alarm System Servicing: Two service visits per annum Two year contract	£625.00 (charge per visit - parts in addition)	<input type="checkbox"/>	<input type="checkbox"/>

Should you wish to place an order against this quotation, please indicate by ticking the required boxes above, complete the required information below, and Fax this document back to Rose Fire & Security Limited on 01733-615157 or scan and email a copy to enquiries@rosefire.co.uk.

Name (please print): _____

Signed: _____

Position: _____

Date: _____

Purchase Order Number / Reference: _____

Please tick to confirm that you have read, and you accept our Qualifications:

Please tick to confirm that you have read, and you accept our Terms & Conditions:

Prices are quoted exclusive of VAT which will be added to the invoiced amount in accordance with clause 4 of our Terms and Conditions.

TERMS AND CONDITIONS OF SALE

1. Definitions and Interpretation

In these Terms and Conditions, unless the context otherwise requires, the following expressions have the following meanings:

“Customer”	means the person who accepts this quotation for the sale of the Goods and supply of the Services under these Terms and Conditions.
“Supplier”	means Rose Fire & Security Limited
“Company”	means Rose Fire & Security Limited
“Contract”	means the contract for the purchase and sale of the goods and supply of the services under these Terms and Conditions

2. Application of Terms & Conditions

All orders accepted by the Supplier to supply the Customer with goods and services in accordance with this quotation, shall be subject to these Terms and Conditions.

When an order is placed against this quotation by the Customer by the provision of a purchase order / purchase order number, the order will only be accepted by the Supplier on the strict condition that the terms and conditions of this quotation prevail in full over the purchase order.

3. Basis of Sale and Service

- a) No variation to these Terms and Conditions shall be binding unless agreed in writing between the authorised representatives of the Customer and the Supplier.
- b) Any typographical, clerical or other accidental errors or omissions in any sales literature, quotation, price list, acceptance of offer, invoice or other document or information issued by the Supplier shall be subject to correction without any liability on the part of the Supplier. In the event of errors and/or omissions, the Supplier reserves the right to cancel any agreements, contracts or work orders.

4. Price / Validity of Quotation

- a) This quotation will remain open for acceptance for a period of 30 days from the date hereof unless previously withdrawn by the Supplier. Thereafter the Supplier will endeavour to keep the offer open subject to revision of the pricing.
- b) Works carried out on a time and materials basis shall be charged at the standard hourly rates of the Company which are dependent upon the days and hours during which the works are carried out and at the Company’s standard rates for all parts or equipment used. Any time spent travelling to and from the site where the works are carried out are also chargeable at the Company’s standard hourly rates together with a charge for the mileage at £0.45 pence per mile travelled.
- c) The Supplier reserves the right, by giving written notice to the Customer at any time before delivery or provision of the goods and/or services, to increase the price of the goods and/or services to reflect any increase in the cost to the Supplier which is due to any factor beyond the control of the Supplier (including without limitation, significant increase in the costs of labour, materials or other costs of manufacture), any changes in delivery dates, quantities or specifications for the goods or services which are requested by the Customer, or any delay caused by any instructions of the Customer to give the Supplier adequate information, instructions or access.
- d) No binding contract shall be created by the acceptance of the offer by the Customer until notice of acceptance has been given of the order in writing by a duly authorised representative of the Supplier.
- e) The prices quoted are EXCLUSIVE of VAT, excise, sales taxes or levies which are imposed by any competent fiscal authority in respect of the goods and services. The Customer shall be additionally liable to pay these amounts to the Supplier.
- f) The prices quoted are EXCLUSIVE of any other specialist works or building works which the Supplier has not been requested to quote for.

5. Hours of Working

Our quotation is based on all work being carried out during normal working hours, 08.00-17.30 Monday to Friday, continuous working unless otherwise agreed. Should we have to stop work for any reasons beyond our control; phased time will be chargeable at the appropriate prevailing rates.

6. Delivery and Lead Times

- a) The supplier will endeavour to deliver the goods / provide the service within 1 – 3 weeks of receipt of an official order.
- b) The timeframe quoted in clause 6(a) above is an approximate only and shall not be of essence to the terms and Conditions unless previously agreed by the Supplier in writing.
- c) For more complex / larger projects, or where goods cannot be provided from stock and have to be obtained from external suppliers, this indicative lead time may need to be extended.

7. Terms of Payment

a) Customers with an agreed credit facility:

Payment of the full invoiced amount is due (less any discount or credit allowed by the Supplier, but without any other deduction, credit or set off) 30 days from date of the Supplier's invoice or application for payment, which the Supplier reserves the right to submit on a weekly basis for materials, delivered to site, or labour expended.

If at any time the Supplier is not satisfied with the credit worthiness of the Customer it may give notice to the Customer that no further credit will be allowed to the Customer, in which event no further goods or services will be provided to the Customer other than against cash payment. Notwithstanding any other clause in this quotation, all amounts owing by the Customer in cash shall be immediately payable.

b) Customers without an agreed account facility:

Unless prior arrangements are made in writing, payment in full in advance is required for any goods or services provided.

c) All customers:

All payments, including deposits and payments in advance, shall be made to the Supplier as indicated in the form of acceptance or invoice raised by the supplier.

For large / complex works (at the discretion of the Supplier) or works where the timeframe for completion is extended over one or more months, the Supplier reserves the right to invoice in part for the works at the month end.

We understand and will exercise our statutory right to claim interest and compensation for debt recovery costs under the late payment legislation, if we are not paid in accordance to agreed credit terms.

8. Retentions of Payments

No retention of payments will be allowed against any works undertaken by the Supplier unless the prior written agreement of the Supplier has been obtained.

9. Retention of Title

- a) Notwithstanding delivery, the legal and beneficial title of any goods or equipment provided to the Customer shall not pass to the Customer until the Supplier has received in cash or cleared funds payment in full of the price of the goods and any other goods supplied by the Supplier and the Customer has repaid all monies owing to the supplier, regardless of how such indebtedness arose.
- b) If default of payment occurs in accordance with the Supplier's payment terms, the Customer irrevocably authorises the Supplier to enter onto the Customer's premises for the purpose of removing and repossessing the goods and equipment and the Supplier shall incur no liability in respect of any damage reasonably caused to the customer's premises in doing so.
- c) The Customers right to possession of the goods in which the Supplier maintains legal and beneficial title shall terminate if:
 - i) The Customer enters into a voluntary arrangement under Parts I or VIII of the Insolvency Act 1986, the Insolvent partnerships Order 1994 (as amended), or any other scheme or arrangement is made with his creditors.
 - ii) The Customer is or becomes the subject of a bankruptcy order or takes advantage of any other statutory provision for the relief of insolvent debtors;
 - iii) Any proceedings are commenced by the Customer, one of its creditors or any other party, relating to the insolvency or possible insolvency of the Customer, whether those proceedings be voluntary or compulsory, including the filing of any notice to appoint an administrator or administrative receiver.

10. Approvals

We would strongly recommend that our proposals be submitted to all interested parties for approval prior to the commencement of work, to avoid any variations being required at a later date which will be chargeable at the prevailing rates.

11. Warranty

- a) All new equipment will be covered by a one year warranty running from the date of practical completion.
 - i) Notwithstanding clause 11(a) all warranty claims shall be deemed null and void if equipment is damaged, tampered with, or worked on by any company or person other than representatives or agents of the Supplier.
 - ii) The Supplier shall be under no liability in respect of any defect arising from fair wear and tear, or any wilful damage, negligence, subjection to unsuitable conditions, failure to follow the Supplier's instructions (whether given orally or in writing), misuse or alteration of the goods or equipment without the Suppliers prior approval, or any other act or omission on the part of its employees or agents or any third party.
 - iii) Subject as expressly provided in these Terms and Conditions, and except where the goods and/or services are sold under a consumer sale, all warranties, conditions or other terms implied by statute or common law are excluded to the fullest extent permitted by law.

- b) Any equipment found defective under the warranty will be replaced free of charge, however the labour element of the replacement work will be chargeable. All warranty work will normally be carried out during normal working hours which are 08.00-17.30 Monday to Friday. Should you wish for warranty work to be undertaken out of normal working hours then a labour surcharge will be levied at the appropriate prevailing rates.

12. Liability

- a) The Supplier or its representatives or agents shall not be liable for any loss whether direct or consequential suffered by you, or any other party as a result of, or in any way attributable to the failure or miss-operation of any part of the system, whether or not installed by us, and the Customer indemnifies the Supplier against any claim for such loss.
- b) The Customer shall indemnify the Supplier against all damages, costs, claims and expenses suffered by or arising from loss or damage to any equipment (including that of third parties) caused by the Customer, its agents or employees.
- c) Without prejudice to the foregoing generally, it is understood that the Customer will indemnify the Supplier against all claims by the Fire Service, Police, Insurers & Local Government Authorities.
- d) The Supplier shall not be liable to the Customer or be deemed to be in breach of these Terms and Conditions by reason of any delay in performing, or any failure to perform, any of the suppliers obligations if the delay or failure was due to a cause beyond the suppliers reasonable control.
- e) Where the Customer consists of two or more persons such expression throughout shall mean and include such two or more persons and each or any of them. All obligations on the part of such a Customer shall be joint and several obligations of such persons.
- f) Nothing in these Terms and Conditions excludes or limits the liability of the Supplier:
- i) For death or personal injury caused by the Supplier's negligence
 - ii) For any matter which it would be illegal for the Supplier to exclude or attempt to exclude its liability;
 - iii) For fraud or miss-representation
- g) Subject to the remaining provisions of Clause 12:
- i) The Suppliers total liability in contract, tort (including negligence or breach of duty, misrepresentation, restitution or otherwise, arising in connection with the performance or contemplated performance of the Contract) shall be limited to the Contract Price.
 - ii) The Supplier shall not be liable to the Customer for any pure economic loss, loss of profit, loss of business, depletion of goodwill or otherwise, in each case whether direct, indirect, indirect or consequential, or any claims for consequential compensation whatsoever (however caused) which arise out of or in connection with the Contract.

13. Damages

The Supplier will not by reason of any representation, implied warranty condition or other term, or any duty at common law or under express terms of the quotation or any contract arising from the quotation (or these Terms and Conditions), be liable for any loss of profit or any indirect, special or consequential loss, damage, costs, expenses or other claims (whether caused by the Suppliers servants or agents or otherwise) which arise out of or in connection with the supply of the goods and/or services.

No liquidated damage penalties will be accepted against any works undertaken by Rose Fire & Security Limited without the prior written agreement of the Supplier.

14. Cancellation

No order which has been accepted by the Supplier may be cancelled by the Customer except with the written agreement in writing by the Supplier. Cancellations will be subject to the Customer indemnifying the Supplier in full for all loss (including loss of profit), costs (including the cost of all labour, design costs, charges for returning materials and materials used), damages, charges and expenses incurred by the Supplier as a result of such cancellation.

15. Return of Goods

No goods may be returned to the Supplier without the prior agreement in writing of the Supplier.

Subject thereto any Goods returned which the Supplier is satisfied were supplied subject to defects of quality or condition which would not be apparent on inspection shall either be replaced free of charge or, at the Supplier's sole discretion the Supplier shall refund or credit to the Customer the price of such defective Goods but the Supplier shall have no further liability to the Customer.

16. Defective Goods

- a) If on delivery of any of the Goods in any material respect and either the Customer lawfully refuses delivery of the defective Goods or, if they are signed for on delivery as "condition and contents unknown" the Customer gives written notice of such defect to the Supplier within 10 Business Days of such delivery, the Supplier shall at its option:
- i) Replace the defective Goods; or
 - ii) Refund to the Customer the price of those Goods (or parts thereof, as appropriate) which are defective;
- but the Supplier shall have no further liability to the Customer in respect thereof and the Customer may not reject the Goods if delivery is not refused or notice given by the Customer as set out above.
- b) The Supplier shall be under no liability in respect of any defect arising from fair wear and tear, or any wilful damage, negligence, subjection to normal conditions, failure to follow the Supplier's instructions (whether given orally or in writing), misuse or alteration of the Goods without the Supplier's prior approval, or any other act or omission on the part of the Customer, its employees or agents or any third party.
- c) Subject as expressly provided in these Terms and Conditions, and except where the Goods are sold under a consumer sale, all warranties, conditions or other terms implied by statute or common law are excluded to the fullest extent permitted by law.

17. Rejection of Goods

Unless otherwise agreed in writing by the Supplier, any goods being rejected must be rejected within fourteen days of delivery.

18. Assignment

The Company reserves the right to assign or sub-contract any of its rights and obligations to any third party or parties.

19. Confidentiality

The content of this quotation is confidential and is purely to be used by the Customer in deciding whether the Supplier will be chosen to provide the goods and services described.

Any scheme, specification or prices provided by the Supplier remain the property of the Supplier and may not be disclosed to other suppliers or competitors unless the prior written authority of the Supplier has been obtained in advance.

20. Data Protection

- a) In this Clause 20, "personal data", "data subject", "data controller", "data processor", and "personal data breach" shall have the meaning defined in Article 4, EU Regulation 2016/679 General Data Protection Regulation ("GDPR").
- b) All personal data that we the Company may obtain or use in the preparation of this quotation will be collected, processed and held in accordance with the provisions of EU Regulation 2016/679 General Data Protection Regulation ("GDPR") and the Customers rights under the GDPR
- c) For complete details of the Company's collection, processing, storage and retention of personal data including, but not limited to, the purpose(s) for which personal data is used, the legal basis or bases for using it, details of the Customers rights and how to exercise them, please refer to the Company's Privacy Policy available upon request from the Company.
- d) The Customer shall ensure that it has in place all necessary consents and notices required to enable the lawful transfer of personal data to the Company for the purposes of providing this quotation and any subsequent Agreement which may arise out of the Customer accepting all or part of the works quoted.

21. Force Majeure

The Supplier shall not be liable for any failure or delay in performing its obligations where such failure or delay results from acts, events, omissions, accidents or other cause beyond its reasonable control, such causes including but not being limited to, strikes, lock-outs, other industrial disputes, failure of any transport network, act of God, war, civil unrest, fire, flood, storm, other industrial action, malicious damage, regulation, compliance with any law or government order, default of suppliers or sub-contractors.

22. Severance

The Customer and the Supplier agree that, in the event of one or more of the provisions of these Terms and Conditions are found to be unlawful, invalid or otherwise unenforceable, that / those provisions shall be deemed severed from the remainder of these Terms and conditions (and by extension, the Contract). The remainder of these and the Contract shall be valid and enforceable.

23. Third Party Rights

A person who is not a party to the Contract shall have no rights under the Contract pursuant to the Contracts (Rights of Third Parties) Act 1999.

24. Law and Jurisdiction

- a) These Terms and Conditions and the Contract (including any non-contractual matters and obligations arising therefrom or associated therewith) shall be governed by and construed in accordance with the laws of England and Wales.
- b) Any dispute, controversy, proceedings or claim between the Supplier and the Customer relating to these Terms and Conditions shall fall within the jurisdiction of the courts of England and Wales.