

First Green Building Services Contract Services Agreement

AGREEMENT made on February 22, 2024, by and between PT Inc., dba First Green Building Services (Hereafter called "First Green") and Fort Thomas Independent Schools (hereinafter called "CLIENT").

Whereas, CLIENT desires First Green to supply such inside maintenance at the Properties commonly known as Johnson Elementary (hereinafter called the "areas to be serviced").

NOW THEREFORE, the parties hereto agree as follows:

Beginning on March 12, 2024, First Green will provide and perform, to CLIENT's reasonable satisfaction, the services described in the "Cleaning Specification:" a true and accurate copy of which is attached hereto and made a part hereof, in the areas to be serviced, including but not limited to supervision and labor required for performing said services.

In exchange for performance of services hereunder, the CLIENT shall make payment to First Green for services rendered hereunder at the rate of \$8,650 per month. First billing will be made on the first day of service for the month and will be payable in 30 days. Subsequent billing will be monthly. CLIENT will notify First Green of any changes which would affect the areas to be maintained which form a part of the CLIENT'S premises and prices will be adjusted as necessary.

The AGREEMENT may be terminated by either party by giving thirty (30) days written notice by registered mail addressed to the other party at the address below its name.

Contract remains as is for until school ends on May 31, 2024 or as otherwise agreed upon. Annual increases will be based on the Consumer Price Index (C.P.I) and will take effect on the anniversary of this contract. It is understood that, if, during the term of this contract, the minimum wage, state and/or federal unemployment or Social Security taxes are increased, Contractor may increase the monthly billing to CLIENT to compensate for these increases.

BY _____ CLIENT

ADDRESS: _____

BY _____ FIRST GREEN

ADDRESS: 3014 Amsterdam Road, Villa Hills, KY 41017

Monthly Cleaning Specifications – Johnson Elementary School

Area	Frequency
<u>Classrooms/Labs/ Library</u>	
1 Empty wastebaskets, replace liners	5 x week
2 Vacuum carpeted floors	5 x week
3 Dust mop tile floors and spot mop	5 x week
4 Wet mop or auto scrub tile floors	1 x week
5 Dust desks, shelves, and window sills	5 x week
6 Dust overhead vents and baseboards	1 x week
<u>Lobby & Hallways</u>	
1 Vacuum all carpet and walk off mats	5 x week
2 Dust mop and wet mop or auto scrub tile floors	5 x week
3 Clean and disinfect water fountains	5 x week
4 Remove fingerprints from all door glass	5 x week
5 Dust tops of lockers	1 x week
6 Sweep and spot mop stairs	5 x week
7 Mop stairs	As Needed
<u>Break Rooms</u>	
1 Disinfect table tops, microwaves and counters	5 x week
2 Empty waste cans and replace liners	5 x week
3 Dust mop floors & wet mop floors with disinfectant	5 x week
4 Disinfect outside of refrigerator & vending machines	1 x week
<u>Restrooms</u>	
1 Clean and disinfect toilets, urinals, sinks, and counters	5 x week
2 Polish mirrors, chrome & stainless steel	5 x week
3 Fill all dispensers	5 x week
4 Dust mop floors & wet mop floors with disinfectant	5 x week
5 Empty wastebaskets and replace liners	5 x week
<u>Cafeteria & Gym</u>	
1 Empty wastebaskets, replace liners	5 x week
2 Dust mop and wet mop or auto scrub tile floors	5 x week