



August 15, 2012

Dana Point Condominium Association
1519 E. Central Road
Arlington Heights, IL 60005

Attention: Janice Costa

2013 Carpet Cleaning & Maintenance Proposal

AREA: 6 Buildings, 4 Floors with 3 Wings – Approximately 54,000 SF

METHODOLOGY: **Hot water extraction.** See page 6, paragraph 4 of the Maintenance of Shaw Contract Group Carpets for details. The process consists of applying a cleaning agent onto the pile, and using water in the extractor to recover the used solution and soil. This will be done using a high powered truck-mounted unit parked outside the building with only the hose and wand brought into the building. Heavily soiled areas will be rotary scrubbed before extraction. According to Shaw, their research indicates hot water extraction using a truck mount to provide the best capability for cleaning.

FREQUENCY: Twice/year for all floors and wings. See page 2, paragraph 1 of the Maintenance of Shaw Contract Group Carpets for details. This is based on a medium traffic level and recommended by Shaw's carpet cleaning maintenance schedule.

SPOT CLEANING: Routine spot cleaning can be handled by staff. If there is a need for professional spot cleaning in between cleanings (exp. Large spill or stains), we have an \$85.00 minimum charge. It's best to call us with several spots, to keep costs down. All spots and stains treated during regular 6 month cleanings are included.

In treating spots, we utilize a whole assortment of specialized products to remove the spot, depending on what the spot is. We use a portable extractor or the truck mount for large areas to rinse extract after the spot removal. Some spots, such as red dye, may require a red dye remover and an iron to lift up the stain using a wet cloth. There is no guarantee that all spots will come out. Some spots may become permanent stains and other options may need to be explored. Other times, when something is spilled, such as fabric softener, it can saturate deep into the padding and may require multiple extractions to remove it.

If a spot is gone after treatment, but then re-appears some time later in the same area, most likely there is a residue that is deep in the padding. There are different products that are designed for different types of spills or spots. Sometimes it can be challenging when we do not know what the spill is. Please keep us informed of any re-appearing spots and we will do our best to try and remove them by using the latest products and methods. Sometimes it may take multiple cleanings to find the right product and method to completely remove the spot. We won't charge for treating any re-occurring spots.

WATER DAMAGE CLEAN-UP: If there is an emergency, due to water damage from a pipe burst or from a tenants unit, please call us immediately. The carpet you have chosen has a bio guard barrier and a built in rubber pad that is glued down to the floor. If carpet and pad become saturated, shop vac's will have little effect on extracting the water.

Charges depend on the severity of the job. A typical job involves an emergency service call, extracting the water, sanitizing the carpet and final cleaning and deodorizing when carpet is dry. A minimum of \$125.00.

INVESTMENT:

Carpet Cleaning: 6 Buildings, 1st – 4 th Floors/3 wings:	Twice per year
54,000 SF @ .124	\$6,674.40/6months:
	\$13,348.80/year
Mat Cleaning: 6 Buildings, all exits and front lobby's: (Excluding Elevator Mats)	Twice per year
77 mats, 3,500 SF @ .175	\$612.85 6 months:
	\$1,225.70/year
Elevator Mat Cleaning: 6 Buildings, 12 elevators:	Monthly
12 Mats:	\$180.00/mo.
(Includes pick-up, cleaning and delivery of mats)	\$2,160.00/year
Total Carpet, Mat and Elevator Mat Cleaning:	\$16,734.50/year

Notes: All above procedures are approved by Shaw.

**The term of this contract will be 12 months. This contract starts on Jan. 1, 2013 and will be good until Dec. 31, 2013.

****This contract does not automatically renew.**

Authorized Signature Scott Alberson
Proposal Accepted Scott W. Alberson Date 7/20/12

Regards,

Scott Alberson
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Superior Surface Solutions
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