

### PROPOSAL REPORT FOR:

Associa Gulf Coast  
 13461 Parker Commons Blvd. Suite 101+102  
 Fort Myers, FL 33912

### Summary Details For RFP No.423971:

Reference Name: Alarm and Access System  
 Industry Solicited: Security Systems: Products & Services  
 RFP Close Date & Time: 06-18-2012 11:00  
 Location where work is to be performed: Other

### Proposal Overview Details:

Proposals Submitted: **4**  
 Alt.Proposals Submitted: **0**  
 High Bid: **\$18,810.00**  
 Low Bid: **\$5,495.00**  
 Average Bid: **\$10,295.00**

Projected Contract Term: Single Service

VENDOR 1	VENDOR 2	VENDOR 3	VENDOR 4
			
Key Locksmith Services	Southwest Florida Custom Electronics dba Southwest Security Systems	Ron & Sons, Inc	SimplexGrinnell
Vendor Apple Rating: 	Vendor Apple Rating: 	Vendor Apple Rating: 	Vendor Apple Rating: 
1029 Airport Road North B-7, Naples, Florida 34104	2159 Andrea Lane D-3, Ft.Myers, Florida 33912	8941 College Pkwy, Fort Myers, Florida 33919	6450 Metroplex Drive, Fort Myers, Florida 33966
In-House Vendor? <b>No</b>	In-House Vendor? <b>No</b>	In-House Vendor? <b>No</b>	In-House Vendor? <b>No</b>
Company Phone: (239) 687-8494	Company Phone: (239) 267-6363	Company Phone: (239) 481-2949	Company Phone: (239) 939-4456
Extension: 0	Extension: 0	Extension: 0	Extension: 253
Alt.Phone: (239) 687-8494	Alt.Phone: (239) 267-6363	Alt.Phone: (239) 481-2949	Alt.Phone: (239) 939-4456
Alt.Extension: 0	Alt.Extension: 0	Alt.Extension: 0	Alt.Extension: 204
Year Business Established: 2005	Year Business Established: 1998	Year Business Established: 1972	Year Business Established: 2001
Contact: Key Powell	Contact: Mike Kelly	Contact: Tim Brown	Contact: Robert Weiner
key@naples-locksmith.com	kelly.mike64@gmail.com	Service@ronandsons.com	rweiner@simplexgrinnell.com
Mobile Phone: (239) 687-8494	Mobile Phone: (239) 671-0353	Mobile Phone: () -	Mobile Phone: (239) 522-1255
<b>TOTAL AMOUNT PROPOSED</b>	<b>TOTAL AMOUNT PROPOSED</b>	<b>TOTAL AMOUNT PROPOSED</b>	<b>TOTAL AMOUNT PROPOSED</b>
<b>\$5,495.00*</b>	<b>\$10,000.00</b>	<b>\$6,875.00*</b>	<b>\$18,810.00</b>
Alternate Proposal Provided?	Alternate Proposal Provided?	Alternate Proposal Provided?	Alternate Proposal Provided?
<b>No</b>	<b>No</b>	<b>No</b>	<b>No</b>
<b>Alt.Price: N/A</b>	<b>Alt.Price: N/A</b>	<b>Alt.Price: N/A</b>	<b>Alt.Price: N/A</b>

\*Designates exception for 1 or more line items. Please see vendor notes for details.

## RFP TASKS REQUESTED

### LINE ITEM #1: Alarm and Access System.

Provide the following as and integrated and installed ALARM SYSTEM

Use direct wire or wireless items as appropriate. Counts and locations to be specified.

- 1) ALARM MASTER CONTROL PANEL, Location to be determined at site visit. Specify in your notes to this item.
- 2) BURGLAR ALARM KEYPAD, Location to be determined at site visit. Specify in your notes to this item.
- 3) GLASS BREAK SENSORS, as applicable for exterior first floor windows.
- 4) DOOR SENSORS, one per door.
- 5) PIR MOTION DETECTOR, one at each entrance/exit room.
- 6) IN OFFICE PANIC ALERT SYSTEM

The above equipment includes all power supplies and batteries for power outage of up to 48 hours.

The panic button to be installed at the front desk is only to alert co-workers in the office area this alert will be made through a sounder.

The keypad to be installed by the office entrance will have a panic alert to the police department.

### Attachment for Line Item 1:None

#### VENDOR 1:

LINE ITEM PRICE: \$ 2,714.00

**NOTES:**We will install a DCS Power Series alarm system with one hardwired keypad located near the front door. Glass break sensors will also be hardwired. Two PIR motion sensors will be installed and also hardwired to the main controller. The alarm panel will have adequate battery back-up and will be connected to a land line telephone as directed by the client. The panel will be monitored by a central monitoring station that will respond to an alarm by calling the contact list and then calling the police department. The "in house" alert system will sound a local alarm only. The sounder can be a loud alarm, a simple door bell, or/and a visible rotary light (choice on this does not effect price). The "in house" alarm will be triggered by a hardwired, momentary contact switch located at the receptionist station. The "in house" system will not be linked to the monitored alarm system unless the client makes this request.

**EXCEPTION(S):** Standard monitoring is \$15 per month. Monitoring with daily or weekly emailed reports is \$25 per month.

**ATTACHMENT(S):** [AssociaGulfCoastSecuritySystem.pdf](#)

#### VENDOR 2:

LINE ITEM PRICE: \$ 2,800.00

**NOTES:**2 FILES WERE UP LOADED 2 PRICING OPTIONS - LEASING PRICE INCLUDED TOO

**EXCEPTION(S):** NONE

**ATTACHMENT(S):** [associa\\_security\\_DELUXE.pdf](#)

**ATTACHMENT(S):** [associa\\_security\\_BASIC\\_WIRELESS.pdf](#)

#### VENDOR 3:

LINE ITEM PRICE: \$ 975.00

**NOTES:**1 DSC PC 1832 SECURITY CONTROL PANEL

1 BATTERY BACK UP

1 TRANSFORMER POWER SUPPLY

1 MONITOR FEED AND HOOK UP

1 DSC WIRELESS RECEIVER

1 SECURITY YARD SIGN

1 DSC #5501 FIXED LCD KEYPAD ZONES

3 DSC MOTION DETECTOR (PET IMMUNITY)

4 WIRELESS TRANSMITTERS (4 -DOORS)

2 INSIDE SIREN

· YOU OWN SYSTEM. NOT A LEASE

5 SECURITY DECALS

1 SECURITY INSURANCE CERTIFICATE

SYSTEM INSTALLED BY RON & SONS STATE CERTIFIED ALARM AGENT

INCLUDES DESIGN, ROUGH INS, WIRE, INSTALLATION, PROGRAMMING & CUSTOMER INSTRUCTION

**EXCEPTION(S):** · SYSTEM REQUIRES YEARLY MONITORING CONTRACT

· RON & SONS 24 HR UL MONITORING IS \$21.00 PER MONTH BILLED QUARTERLY OR \$231.00 PER YEAR

· GSM WIRELESS MONITORING IS AN ADDITIONAL \$11 .00 PER MONTH

·Additions: Add Keypad \$150.00 each Add Motion Detector \$125.00 each, Add Glass Break Detector \$125.00 each, Add GSM Wireless Communicator \$250.00

#### VENDOR 4:

LINE ITEM PRICE: \$ 3,010.00

**NOTES:**We will install the above system as specified.

1 keypad  
5 door sensors  
3 glass breaks with motion detection  
1 motion detector  
1 panic button  
1 control panel  
Monitoring to be under separate contract  
Permit included  
**EXCEPTION(S): NONE**

**LINE ITEM #2:** Card/Fob RF Proximity Access System.

Provide the following as and integrated and installed PROXIMITY CARD READER SYSTEM and lock system with the following components included:

- 1) Provide and Install Reader and Logging System. System should be self-contained, but easily interfaced to an office computer to monitor access and registration of cards/Fobs. Capability to program new cards/Fobs or disable lost card/Fob must be provided.
- 2) Main Door add 600 LB Magnetic Lock with indicator light. Door should also be equipped with a power-fail safety-releasable lock mechanism.
- 3) 10 foot radius from door center "request to exit" proximity sensor.
- 4) A "request to exit" push button adjacent to door interior.
- 5) Reception Desk door release button.
- 6) 20 Proximity cards/Fobs to be included.
- 7) Initial Programming of Proximity Cards & training to be included.

**Attachment for Line Item 2:None**

**VENDOR 1:**

**LINE ITEM PRICE: \$ 2,781.00**

**NOTES:**Paxton's electronic access system will be used to control the primary door. An HID compatible proximity reader will be installed on the outside of the door with the required motion and request to exit switch inside the door to meet fire code and provide easy egress. Another release button will be installed at the receptionist desk. The door will be locked using a securitron magnetic lock with an indicator light to allow someone inside the office to visibly see of the door is locked or not. The Paxton software will be installed on one computer and our staff will provide up to two hours of training. Paxton was chosen for this system due to its easy to use client side software and flexibility for possible future expansion to the system. 20 fobs will be provided.

**EXCEPTION(S): NONE**

**ATTACHMENT(S):** [AssociaGulfCoast.pdf](#)

**VENDOR 2:**

**LINE ITEM PRICE: \$ 7,200.00**

**NOTES:**LEASING OPTION INCLUDED

**EXCEPTION(S): NONE**

**ATTACHMENT(S):** [associa\\_security\\_ACCESS\\_CONTROL.pdf](#)

**VENDOR 3:**

**LINE ITEM PRICE: \$ 5,900.00**

**NOTES:**2 KANTECH KT-300112BK 2-DOOR CONTROLLER  
1 KANTECH ENTRAPASS SPECIAL EDITION SOFTWARE  
4 KANTECH P225XSF ioPROX MULLION PROXIMITY READER  
25 KANTECH P40KEY ioPROX KEYTAG  
4 SECO-LARM E-941SA-1200 ELECTROMAGNETIC LOCK. 1200LBS. HOLDING FORCE  
4 SECO-LARM SD-7103GC-PE SUMLINE ILLUMINATED PUSH-TO-EXIT PLATE  
4 KANTECH T-REX-L T SMART REQUEST TO EXIT DETECTOR  
- SYSTEM INCLUDES ALL POWER SUPPLIES & BATTERY BACK  
- INCLUDES ALL DESIGN, WIRE, INSTALLA T/ON, HOOK-UP, PROGRAMMING & CUSTOMER INSTRUCTION

**EXCEPTION(S): NONE**

**VENDOR 4:**

**LINE ITEM PRICE: \$ 15,800.00**

**NOTES:**Per the walk through with Adrian Pfeffer  
The front door controlled  
The lobby door to the office  
The double wood doors to the elevator lobby  
The rear glass door  
The stair door  
the IT room  
Our proposal is based on using a wireless system for all doors except the door to the stairs  
This will give a very clean and finished look for a low cost per door.  
With this plan you will not need items two, three, and four.

You will also not need the required fire alarm connection when you use mag locks.  
We will provide a door release button at the front desk  
Permit included

**EXCEPTION(S): NONE**

**VENDOR 1:**

**\$ 0.00**

**VENDOR 2:**

**\$ 0.00**

**VENDOR 3:**

**\$ 0.00**

**VENDOR 4:**

**\$ 0.00**

**SPECIAL REQUIREMENTS -- Vendors meet the following requirements:**

**Insured**

General Liability

Minimum Liability Insurance Amount Required:\$

Management Company MUST Be Listed As An "Additional Insured"

**VENDOR 1:**

Occupational License: [Collier091172.pdf](#)

General Liability Insurance: [GL2012.pdf](#)

Workers Comp Insurance: [WC2012.pdf](#)

W-9: [w9signed.pdf](#)

WARRANTY-INFO: No Files

Warranty: Electronic Access System: 5 years parts and labor except for vandalism or power surges. . Alarm System 2 Years.

**NOTES:**I believe Associa already has my insurance information with them as a named insured from work we have done for them on properties they manage. Key Locksmith Services also has Worker's Compensation coverage on all employees and is bonded.

**EXCEPTION(S):**None

**VENDOR 2:**

Occupational License: [2012\\_business\\_license\\_swfce\\_2159\\_andrea.jpg](#)

Professional License: [Contractors\\_License\\_2012-2014.pdf](#)

General Liability Insurance: [1399557136e.pdf](#)

Workers Comp Insurance: [1399557136e.pdf](#)

W-9: [w9\\_\(3\).pdf](#)

WARRANTY-INFO: No Files

Warranty: 12 MONTHS ALL PARTS AND LABOR

**NOTES:**NONE

**EXCEPTION(S):**None

**VENDOR 3:**

Professional License: [EG0000082.pdf](#)

General Liability Insurance: [GL2012.pdf](#)

Workers Comp Insurance: [WC2012.pdf](#)

W-9: [Print\\_-\\_www.sunbiz.pdf](#)

WARRANTY-INFO: No Files

Warranty: Guarantees as specified.

**NOTES:**NONE

**EXCEPTION(S):**None

**VENDOR 4:**

Occupational License: [Lee\\_County\\_Business\\_License.pdf](#)

Professional License: [Busby\\_License\\_Exp\\_2012.pdf](#)

General Liability Insurance: [2012\\_CAMassistant.pdf](#)

Workers Comp Insurance: [2012\\_CAMassistant.pdf](#)

W-9: [W9\\_2012\\_\(1\).pdf](#)

WARRANTY-INFO: No Files

Warranty: 1 year parts and labor from owner beneficial use

**NOTES:**NONE

**EXCEPTION(S):**None