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| **SOLID WASTE COLLECTION AND DISPOSAL SERVICES AGREEMENT** | | | | | | | | | | | | | | | | |
| This Waste Removal Contract (the "Agreement") is entered into by and between…. | | | | | | | | | | | | | | | | |
| Hauler Name (“Hauler”): | | | | | <HaulerLocal> | | ***And*** | | Client/Prop Name (“Client): | | | | | <ClientName> | | |
| Address: | | | | | <HaulerAddress> | | Address: | | | | | | | <ClientAddress> | | |
| City, State Zip: | | | | | <HaulerCityStateZipCode> | | City, St Zip: | | | | | | | <ClientCityStateZipCode> | | |
| Service Address (“Service Location”) | | | | | | | Billing Address | | | | | | | | | |
| Address: | | <PropertyAddress> | | | | | Address: | | | PO BOX 2410-RFS812 | | | | | | |
| City, State Zip: | | <PropertyCityStateZipCode> | | | | | City, State Zip: | | | Omaha, NE 68103-2410 | | | | | | |
| Effective Date: | | <ContractBeginDate> | | | | | Phone: | | | 805-482-5895 | | | | | | |
| # of Months: | | <ContractDuration> | | | | | Contact: | | | Refuse Specialists | | | | | | |
| End Date: | | <ContractEndDate> | | | | | Contact Email: | | | haulerinvoices@refusespecialists.com | | | | | | |
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| Please read the following under the following headings and sign the Agreement. | | | | | | | | | | | | | | | | |
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| 1. Equipment and Services | | | | | | | | | | | | | | | | |
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| 1. Other Terms (List of Exempted Items) | | | | | | | | | | | | | | | | |
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| 1. Terms & Conditions | | | | | | | | | | | | | | | | |
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| 1. Scope of Work | | | | | | | | | | | | | | | | |
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| Hauler Agreement | | | | | | | | Client Agreement | | | | | | | | |
| Hauler Signature: | | |  |  | |  | | Client Signature: | | | |  |  | | |  | |
| Print Name: | | |  | | | | | Print Name: | | | |  | | | | |
| Date: | | |  | | | | | Date: | | | |  | | | | |
|  | | |  | | | | |  | | | |  | | | | |
| ***Equipment and Services:*** | | | | | | | | | | | | | | | **Other Terms (List of Exempted Items)** | | | |
| <List of Service Level Items> | | | | | | | | | | | | | | | <List of Exempted Items> | | | |
|  | | | | | | | | | | | | | | | | | | |
| Annual price increases are a maximum of <APValue>% not more than thirty (30) days prior to and not after the annual anniversary date of this agreement when approved in writing in advance of the anniversary date by Refuse Specialists. | | | | | | | | | | | | | | | | | | |
|  | | | | | | | | | | | | | | | | | | |
| Payment Terms: | The undersigned individual signing this Agreement on behalf of Client acknowledges that he or she has read and understands the terms and conditions of this Agreement and that he or she has the authority to sign the Agreement on behalf of the Client. ***TERMS: Net 30*** | | | | | | | | | | | | | | | | | |

***Terms and Conditions:***

1. Working under the direction of Hauler shall be employees and/or Independent Contractors of Hauler and not of Client or Service Location, and Hauler shall be solely liable to such employees and/or Independent Contractors for their wages and if applicable benefits. Both Parties agree that all labor and items used in the performance of the Services will at all times herein be in accordance with all applicable laws, ordinances, rules, regulations and codes. Hauler will perform the Services at such times as are set forth in the Scope of Work and in such a manner so as to minimize any interference, annoyance or disruption to the operation of the Client, residents of the Service Location and Client's employees, agents, subcontractors, and suppliers. Hauler shall take all necessary steps to secure the Equipment and materials used in connection with the Services.
2. TERM. The term of this Agreement is <ContractDuration> months from the Effective Date set forth above which shall automatically renew thereafter for additional terms of twelve (12) months each Renewal Term unless either party gives to the other party written notice via email or certified mail of termination at least thirty (30) days prior to the termination of the then-existing term.
3. Scope of Work: defined in Scope of Work section.
4. Rates: The rates will remain fixed for the term of the agreement, except that they may be increased once per year, not more than thirty (30) days prior to and not after the annual anniversary date of this agreement up to <APValue>% above the previous year’s rate except for the compactor rental rate and disposal for roll offs and compactors which will remain fixed for the duration of this agreement. No other rate increases are permitted unless approved in advance, in writing, by Refuse Specialists. If the landfill imposes a change in its rates, the increase will apply to disposal when charged separately and no more than 30% of such rate increases or decreases will be reflected in the monthly charges provided for under this Agreement and only upon hauler providing appropriate documentation for the landfill evidencing of such change. For any additional charges related to overages or recycling contamination, Hauler shall provide documentation in the form of photographs or other documentation as necessary to substantiate such charges to Client. Client shall not be liable for overages or contamination charges if documentation is not provided to Refuse Specialists or Client when requested.
5. Service Levels: No changes to the service level are permitted unless approved in writing, in advance, by Refuse Specialists. Any change in charges resulting from increases or decreases in the service level, or from extra yards/extra pick-ups, will be calculated by using the per cubic yard rate then in effect, as described above. No deviation from the above rates, or additional charges of any type (e.g. rental, delivery, blocked container or relocation fees), is permitted unless approved in advance, in writing, by Refuse Specialists. Refuse Specialists will not approve any price increases including but not limited to the items listed in the “Other Items” section in page one of this agreement. Refuse Specialists will not approve any minimum charges for compactors or rolloffs (if applicable). All terms in this agreement apply to any additional services including but not limited to, permanent or temporary rolloffs. Client is not obligated to pay any unapproved charges and/or rate increases. If Client inadvertently pays an unapproved rate increase or charge, such payment shall not constitute approval and the overpayment will be credited to Client immediately upon written notification to Hauler.
6. Termination: In event of termination, Client will provide Hauler with a written Termination Notice, which will include the date on which Hauler is required to remove the Equipment from the Service Location. Hauler will, on the termination date, remove all Equipment from the applicable Service Location. Any Equipment not removed from the Service Location within ten (10) days after the termination date set forth in Client's Termination Notice will be deemed to have been abandoned by the Hauler and will be removed at Hauler’s Expense.
7. Cure: Hauler has 48 hours to cure any reasonable complaint of unacceptable service. Failure to cure reasonable complaint of unacceptable service is an automatic termination of this Agreement.
8. Risk of Loss and Insurance: At all times during the term of this Agreement, Hauler shall maintain, at Hauler‘s expense, the following:
   1. Workers' Compensation and Employer's Liability insurance
   2. Commercial General Liability insurance with limits of not less than One Million Dollars ($1,000,000) per occurrence and One Million Dollars ($1,000,000) general aggregate
   3. Business Automobile Liability insurance, including bodily injury/property damage coverage, with a combined single limit of not less than One Million Dollars ($1,000,000) per accident
9. Indemnification: Hauler will indemnify, defend and hold harmless Authorized Client Representative, and Client, the owners of the Service Location, their respective related and affiliated entities and each of their respective members, principals, beneficiaries, partners, officers, trustees, directors, employees, (collectively the "Client Related Parties") against and from all causes of action, whether in tort or contract and all liabilities, obligations, damages, penalties, claims, costs, charges and expenses, including, without limitation, reasonable attorneys' fees and other professional fees (if and to the extent permitted by law), which may be imposed upon, incurred by, or asserted against Client or any of the Related Parties arising, directly or indirectly, out of or in connection with the acts or omissions of Hauler or any of its agents, servants, contractors, employees, licensees or invitees.
10. No Waiver: One or more waivers of any covenant or condition by Client or Hauler shall not be construed as a waiver of a subsequent breach of the same covenant or condition.
11. Electronic Access to Invoices: Access to invoices via scheduled data transfer, online portal, email delivery or any other electronic methods will be provided to Refuse Specialists. If any form of electronic delivery or retrieval of invoices is withheld it will result in automatic termination of this agreement.
12. Damages: All Parties shall have the right to all legal and equitable remedies.
13. Notices: All notices, requests, demands or other communications required or permitted under this Agreement must be in writing and delivered personally, by certified mail, or Electronic Mail (“E-Mail”). All notices given in accordance with the terms hereof shall be deemed given and received when sent or when delivered personally.
14. Assignment: Upon the sale, closing of location or transfer of the location where Hauler’s services are performed, Client may, (i) terminate this Agreement upon written notice to Hauler, as it relates to such Service Locations, or (ii) assign this Agreement, as it relates to such Service Locations, to the subsequent owner or transferee of the Service Location, or business owner contained thereon. Neither this Agreement, nor any of Hauler's obligations under this Agreement shall be assignable by Hauler without the prior written consent of Client.
15. Attorney Fees: If either party hereto commences an action against the other party arising out of or in connection with this Agreement, the prevailing party shall be entitled to have and receive from the losing party reasonable attorneys' fees and costs of suit.
16. Severability: If any part of this Agreement is found to be invalid or unenforceable, then that part of the Agreement will not affect the validity or enforceability of the remainder of this Agreement in any way.
17. Relationship: Hauler and Client, other than being legally bound to each other by this Agreement, have no other legal relationship with each other and each Party acknowledges and agrees that it shall not be construed as an agent, joint venture or partner of any of the other.
18. Communication: Hauler agrees Client may contact Hauler directly for waste and recycling related matters to ensure continuity of Services on the property.
19. Billing Timeframe: Any services not billed within ninety (90) days from the date of service will not be valid.
20. Entire Agreement: This Agreement is the entire agreement between the parties with respect to the subject matter hereof and may not be amended or modified except in a written document signed by Hauler and the Client.

Hauler Initials

Client Initials

***Scope of Work:***

1. Waste Removal Scope of Work:
   1. Hauler shall, pursuant to the terms of this Agreement and this Scope of Work, collect, transport, dispose of and, at Hauler's option, recycle, Waste Material (as defined below), at each Service Location. The Waste Material to be collected, transported, disposed of or recycled pursuant to this Agreement is all solid waste (including recyclable materials) generated by each Service Locations at which Hauler provides Services hereunder including municipal solid waste, construction waste and bulk waste (collectively, the "Waste Material"). Waste Material specifically excludes radioactive, volatile, corrosive, highly flammable, explosive, biomedical, infectious, biomedical, toxic or hazardous material as defined by applicable federal, state or local laws or regulations ("Excluded Waste"). Hauler will provide all necessary approvals, permits, material, Equipment (defined below) and labor to properly perform the Services described in the Agreement and this Schedule 1. If so required, Hauler shall provide a valid license to perform Services in any municipality where Services are contracted. Recycling - In the event Hauler has expressly agreed to remove and transport Recyclable Materials (material that Hauler determines can be recycled typically including, without limitation, aluminum cans (UBC – Used Beverage Containers), cardboard (free of wax), ferrous metal cans, mixed office paper, newspaper and plastics containers) to a material recovery facility, recycling center or similar facility. Customer agrees that Hauler in its sole discretion may determine any single load is contaminated and may refuse to collect it or may charge Customer for any additional costs, including (but not limited to) sorting, processing, transportation and disposal costs. Customer shall comply with all Applicable Laws regarding the separation of solid waste from Recyclable Materials and use of reasonable efforts to not place items in the container that may result in the decrease in the value of Recyclable Materials or make the Recyclable Materials unsuitable for recycling.
2. Description of Services:
   1. All Waste Material collection at each Service Location shall be performed between 7 a.m. and 6 p.m. Hauler may deviate from this schedule only by permission person authorized by the Client (“Authorized Representative”). These deviations shall be requested in writing and if approved, signed and dated by the Authorized Representative.
   2. Hauler shall keep all Equipment in good repair. For any containers that are replaced, replacements shall be new, or newly refurbished with "ease of use" access through container doors and/or lids. Each new container shall also include Hauler's logo and business phone number.
   3. Hauler's employees shall be fully clothed in a professional manner. Such employees shall not play loud music, etc. that are disturbing to residents and shall use only approved restroom facilities. Such employees shall not consume alcoholic beverages or engage in illegal drug use before or during the business day.
   4. Consent or approval required by any party hereto, as set forth in the Agreement or this Schedule I shall not be unreasonably withheld or delayed.
   5. Equipment:
      1. "Equipment" is defined as the containers used to collect, transport, dispose of, and recycle collected Waste Material.
      2. Unless otherwise set forth herein, all Equipment furnished by Hauler shall remain the property of Hauler. Client shall not modify the Equipment or use it for any purpose other than the purposes set forth herein.
      3. Client shall grant unobstructed access to the Equipment on the scheduled day of collections. Except as may be required on a temporary basis for Client's normal business operations, Client will not move or alter the Equipment and will take reasonable precautions to prevent overloading the Equipment by weight or volume. Client will reimburse Hauler for any damage to Equipment caused directly by Client or its agents or employees. Client is not responsible for payment of any containers that may be set on fire, damaged or destroyed by unrelated parties.
      4. Hauler will not be responsible to Client for damages to parking lots and other driving surfaces (with the exception of curbs and sidewalks) resulting from the weight of Hauler's vehicles or the Equipment.
      5. All containers that are damaged or deteriorating must be changed out within five (5) days. Any container must be replaced at the Hauler’s expense in the event the container was not damaged or destroyed at the fault of the Client.
      6. Service Location containers must be placed inside corral at all times (if applicable).
      7. Steam cleaning of containers is done once a year at no cost to the Client. Additional requests for steam cleaning are done at a cost of $25.00 per container charged to the Client.
   6. Service.
      1. If the Equipment is inaccessible, such that the regularly scheduled collection cannot be made, Hauler will promptly notify the Client’s office and afford a reasonable opportunity for the Client to provide access.
      2. Hauler shall remove Waste Material from the Service location based on each Service location’s need as determined by Client.
      3. Trash that may fall from a container or truck in the process of being removed from the Service location shall be picked up by Hauler.
      4. For roll-off/compactor service, Hauler agrees to pick-up the container within four (4) hours of initial call.
   7. Extra Collections.
      1. Hauler shall provide extra collections of bulk and/or construction debris as needed when requested by Client or Authorized Client Representative. Hauler must leave a receipt for the extra collection that indicates the amount of excess Waste Materials collected, the charges associated with such extra collection, and the date of the extra collection. Client will only pay for extra pick-ups called in by an authorized employee of Client or Authorized Client Representative
      2. The charges assessed by Hauler for such extra collections, shall be charged per the terms of this Agreement.
      3. Where applicable, "roll off" (either permanent or temporary) containers may be loaded with bulk and construction debris. Client agrees to notify Hauler of the volume and type of bulk and construction debris being disposed of and to follow loading instructions provided to Client by Hauler.
      4. Hauler shall position all containers for additional collections so that they do not block any driveways, streets, parking places or walkways, unless otherwise directed by Client site personnel. Additionally, all such containers for disposal of bulk and construction debris shall be placed within any containment fencing that may be provided.
      5. If applicable, additional fees and/or services agreed by both parties after the completion of this agreement will become part of this agreement and fall under the same set of rules and regulations as agreed upon in this agreement.

Hauler Initials

Client Initials

ADDENDUM TO SOLID WASTE COLLECTION AND DISPOSAL SERVICES AGREEMENT

This Addendum (the “Addendum”) between WASTE MANAGEMENT INC.OF FLORIDA (the “Hauler”) and <PropertyLegalName> (“Client’”),is dated this <ContractDuration> and is appended to the Solid Waste Collection and Disposal Services Agreement of even date between the parties hereto (the “Contract”). Notwithstanding any provision to the contrary in the Contract to which this Addendum is attached and made part, the following provisions shall be effective and binding upon the parties and shall supersede any provisions in the Contract in conflict herewith.

1. **Waste Materials.** Client grants to Hauler the exclusive right, and Hauler through itself and its affiliates shall furnish equipment and services, to collect and dispose of (collectively, the “Services”) all Waste Materials at Client’s service address. Client represents and warrants that the materials to be collected under this Agreement shall be only "Waste Materials" as defined herein. For purposes of this agreement, "Waste Materials" means all non-hazardous solid waste and organic waste generated by Client. Waste Materials includes “Special Waste”, such as industrial process wastes, asbestos-containing material, petroleum contaminated soils, treated/de-characterized wastes, and demolition debris, for which Client shall complete a Special Waste Profile sheet to be approved by Hauler in writing. Waste Materials excludes, and Client agrees not to deposit or permit the deposit for collection of (i) any waste tires, (ii) radioactive, volatile, corrosive, flammable, explosive, biomedical, infectious, bio-hazardous, regulated medical or hazardous waste, toxic substance or material, as defined by, characterized or listed under applicable federal, state, or local laws or regulations, (iii) any materials containing information protected by federal, state or local privacy and security laws or regulations, (iv) any other items or material prohibited by federal, state or local laws or regulations, or that could adversely affect the operation or useful life of the facility(ies) receiving the Waste Materials, or (v) Special Waste not approved in writing by Hauler (collectively, "Excluded Materials"). Title to and liability for Excluded Materials shall remain with Client at all times. Title to Waste Materials is transferred to Hauler upon Hauler's receipt or collection unless otherwise provided in this Contract or applicable law.
2. **Payment and Pricing.** In consideration for Hauler’s performance of its obligations under this Contract, Client shall pay to Hauler the amounts forth on page 1 of the Contract under “Equipment and Services and Rates”. Any invoice balance not paid within thirty (30) days of the date of invoice is subject to a late charge. Client acknowledges that any late charge charged by Hauler is not to be considered as interest on debt or a finance charge and is a reasonable charge for the anticipated loss and cost to Hauler for late payment. If payment is not made when due, Hauler retains the right to suspend services until the past due balance is paid in full. If services are suspended for more than fifteen (15) days, Hauler may immediately terminate this Contract for default and recover any equipment and all amounts owed hereunder. Hauler reserves the right, and Client acknowledges that it should expect Hauler to increase or add charges payable by Client hereunder during the term: (i) for any changes or modifications to, or differences between, the actual equipment and services provided by Hauler to Client and those specified on page 1 of the Contract under “Equipment and Services and Rates”; (ii) ~~for~~ ~~any changes or difference in the composition, amount or weight of the Waste Materials~~ ~~collected by Hauler from what is specified on page 1 of the Contract under “Equipment and~~ ~~Services and Rates”;~~ and (iii) to cover increased costs due to uncontrollable circumstances, including, without limitation, changes in local, state, federal or foreign laws or regulations (or the enforcement, interpretation or application thereof), including the imposition of or increase in taxes, fees or surcharges, or acts of God such as floods, fires, hurricanes and natural disasters. Increases to Charges may be applied singularly or cumulatively ~~and may include an~~ ~~amount for Hauler’s operating or profit margin. Client acknowledges and agrees that any~~ ~~increased charges are not represented to be solely an offset or pass through of~~ ~~Company’s costs~~. Hauler agrees that the Rates on page 1 of the Contract

# under “Equipment and Services and Rates” may only be increased once per year up to five (5) percent above the previous year’s rate.

1. **Indemnity.** Hauler agrees to indemnify, defend and save Client and its affiliates harmless from and against any and all liability which Client or its affiliates may suffer, incur or pay as a result of any bodily injuries (including death), property damage or violation of law, to the extent caused by any negligent act or omission or willful misconduct of Hauler or its employees, which occurs
   1. during the collection or transportation of Client’s Waste Materials, or (b) as a result of the disposal of Client’s Waste Materials in a facility owned by Hauler or an affiliate, provided that Hauler’s indemnification obligations will not apply to occurrences involving Excluded Materials. Client agrees to indemnify, defend and save Hauler and its affiliates harmless from and against any and all liability which Hauler and its affiliates may suffer, incur or pay as a result of any bodily injuries (including death), property damage or violation of law to the extent caused by Client's breach of this contract or by any negligent act or omission or willful misconduct of Client or its employees, agents or contractors, or Client's use, operation or possession of any equipment furnished by Hauler. Neither party shall be liable to the other for consequential, incidental or punitive damages arising out of the performance or breach of this Contract.
2. **Arbitration and Waiver of Class Action.** Except for those claims expressly excluded below (EXCLUDED CLAIMS), Client and Hauler agree that any and all existing or future controversy or claim between them arising out of or related to this contract or any prior agreements between the parties, whether based in contract, law or equity or alleging any other legal theory, or arising prior to, in connection with, or after the termination of this contract or any other agreements, shall be resolved by mandatory binding arbitration (see [www.wm.com](http://www.wm.com/) for details on arbitration procedures). **CLASS ACTION WAIVER**: Client and Hauler agree that under no circumstances, whether in arbitration or otherwise, may Client bring any claim against Hauler, or allow any claim that Client may have against Hauler to be asserted, as part of a class action, on a consolidated or representative basis or otherwise aggregated with claims brought by, or on behalf of, any other entity or person, including other customers of Hauler. **EXCLUDED CLAIMS**: The following are not subject to mandatory binding arbitration: (a) either party’s claims against the other in connection with bodily injury or real property damage and for environmental indemnification; and (b) Hauler’s claims against Client for collection or payment of charges, damages (liquidated or otherwise) or any other amounts due or payable to Hauler by Client under this contract or any prior agreements between the parties, but Client and Hauler may mutually agree to arbitrate any Excluded Claims.

# AS TO THE TERMS AND CONDITIONS OF THE SOLID WASTE COLLECTION AND DISPOSAL SERVICES AGREEMENT, THE FOLLOWING SHALL APPLY:

1. Section 4 shall be amended to read as follows: “Rates: No changes to the service level are permitted unless approved in writing, in advance, by Refuse Specialists. Client is not obligated to pay any unapproved rate increases. If Client inadvertently pays an unapproved rate increase, such payment shall not constitute approval and the overpayment will be credited to Client upon written notification to Hauler. Changes in charges resulting from increases or decreases in service levels will be calculated by using the per cubic yard rate in effect (as described on page 1 of the Contract under “Equipment and Services and Rates”); except, however, when the container size is decreased by Client to a 4 yard or 2 yard container, in which case the following rates apply: 2 yard at $15.00 PPY and 4 yard at $7.50 PPY.”
2. Section 9 shall be deleted in its entirety.

# AS TO THE SCOPE OF WORK OF THE SOLID WASTE COLLECTION AND DISPOSAL SERVICES AGREEMENT, THE FOLLOWING SHALL APPLY:

1. Section 2.(i) shall be deleted.
2. Section 2.v.(g) shall be deleted.
3. Section 2.v.(e) shall be deleted.

**WASTE MANAGEMENT INC. OF FLORIDA** <PropertyLegalName>

By: By:

Print Name: Print Name:

Title: Title:

Date: Date: