

## PROJECT QUOTATION

<b>To:</b>	Mechanical Contractors	<b>From:</b>	Gianfranco Ingratta (BGIS ITS – Formerly Airon Group)
<b>Attn:</b>	Estimator	<b>Ref:</b> <b>Q20255435</b>	BMO Heartland Town Centre
<b>Date:</b>	6/18/2025	<b>Email:</b>	Gianfranco.ingratta@BGIS.com

We are pleased to present you with a price to provide Schneider Controls, Mechanical Low Voltage Wiring, and Connection to BGIS RCC based on the Mechanical Drawings “Issued for Permit and Tender” dated 2025-05-28 and Specification Section “Controls” on Drawing M0-003 including Addendum # 1.

### TOTAL PRICE:

**\$ 77,900 .<sup>00</sup>**  
HST EXTRA

### PRICE INCLUDES:

- Supply and installation of a Schneider Building Automation System capable of RCC requirements
- Supply and Installation of Cellular Router
- DDC Controllers & Smart Thermostats w/WiFi as required for:
  - o Rooftop Units
  - o VAV Terminals (includes Actuator)
  - o Fan Scheduling
  - o Lighting Override
  - o Security System Occupancy Signal
  - o Entrance Vestibule Transfer Fan and Electric Duct Heater
  - o Perimeter Electric Baseboard Heaters Disabling based on Outside Air Temperature
  - o Comms/Electrical Room Space Temperature Monitoring
- BAS Low Voltage Wiring for the above control and monitoring
- Mechanical Low Voltage Wiring:
  - o Thermostat wiring for Transfer Fans and Split AC
  - o Split AC to CU interlocking
- Supply and Installation of Actuator for Motorized Bypass Damper
- Supply of AlertLabs Leak Detection System including Sensors, Meter Reader, Wireless Communication Hub, Auto Shutoff Valve, and 1-Year Monitoring Service Fee
- Installation of AlertLabs Sensors, Meter Reader, and Wireless Communication Hub (Valve install by others)
- All end devices required to control & monitor equipment per RCC energy management protocols
- Programming
- Graphics
- Commissioning
- As Built Drawings
- Mapping of required data points into RCC via Cellular Router
- Commissioning support after install for future point to point verification (to be completed by RCC Team)
- One year warranty on material and labour provided by **BGIS ITS**

### PRICE DOES NOT INCLUDE:

- Power Wiring to Disconnects, Breakers and Starters
- Supply of Disconnects, Breakers, Starters and VFDs
- High Voltage Wiring from Load to Device

- Any work associated with Water Heaters (by Electrical)
- Any modification, replacement, or repair to existing HVAC equipment or Controls not included above
- Any work associated with Combination Dampers, Smoke Dampers, Fire Dampers or Fire Alarm system
- Any work associated with Sheet Metal or Ductwork modifications
- Any work associated with Zone Dampers, Valves, Meters, Access Hatches, Heat Trace
- Afterhours Labour

I trust you will find this scope of work and price satisfactory. Please do not hesitate to contact me for any clarification!  
We look forward to proving ***"Our Success is Built on Our Performance."***

Best Regards,  
**Gianfranco Ingratta**



*Quotation Valid for 60 Days.*