

Quotation

July 17, 2025,

Estimate- Lullaboo-Oshawa- Harmony Rd

To:

Project: Lullaboo-Oshawa Harmony Rd

Attention:

We are pleased to provide you with our **Plumbing & Mechanical excluding Fire Protection** quotation to provide labor, material & equipment for the above project as per AEGIS Engineering Inc's Drawings & specifications as per Issued for Permit dated the 21st of February 2025 and Drawing Numbers: M-1.00, M-1.01, M-1.02, M-2.00, M-2.01, M3.00, M-4.00, M-5.00, M-5.01, MD-2.00, MD-3.00

Price for the above Scope: Base Price: HVAC Only **\$183,400.00 +HST**

Separate Price for Kitchen exhaust system, suppression system, including control board to interlock make up air system. Price also includes make up air fan, ducting, duct heater. System to be equal to design and to be submitted for approval: **\$38,800.00 + Hst**

Separate Price for supply of 2 force flow heaters, and 1 baseboard heater: \$2,500.00 + Hst

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans and instructions
- 1# Exhaust Fan
- Mechanical wiring
- Ducting for existing rooftop units
- Electrical Room Ducting through roof not wall, fire dampers for laundry room
- Dryer Vent and lint trap as per typical installation
- NG Piping to 2 Tankless hot water heaters and to kitchen including hook up (suppression valve and appliance regulators by others)
- TAB - Air Balancing Report
- As Built Plans

Exclusions:

- Abatement of Designated materials, if any.
- 3# RTUs -Existing
- Make Up Air Unit-By Kitchen Hood Provider as well as EDH and ducting
- Kitchen Hood and CS Fire Wrapped Duct
- Kitchen Exhaust Fan
- Hood and welded ducting
- Hot Water Heater
- Security and flagging Personnel-By GC.
- BIM as built- drawings, if any.



- Fire Protection.
- Fire suppression system
- Bonding
- Cash Allowances
- Colored Equipment
- Concrete Pads for equipment.
- Demolition, if any.
- Electrical
- Excavation & Backfill-outside the building-beyond 1.5m of building wall.
- Exterior Site Services, City Connection, Fire Hydrants
- Fire Alarm System-by Electrical
- Fees or Costs (i.e. Permits, Licenses, or Inspections, etc.) by Authorities Having Jurisdiction Over Our Work (i.e. Municipal, Local, TSSA, Tarion, etc.).
- Roofing, Structural Work.

Contractual:

- Invoicing each Thirty (30) calendar days with net payment thirty (30) days of invoicing, any invoice more than 90 days is subject to a 2% interest charge per month to be added to the payment schedule.
- All quotes are valid for Sixty (60) days of dated quotation.
- Material pricing is based on current market values and is subject to change.

NOTE: As there is a new refrigerant and R-410a system production is ending. Any system that is currently specified and cannot be manufactured in accordance with laws and regulations is subject to cost change

We Trust that this quote meets with your approval, should you have any questions, please call the undersigned.

Regards,

MARC ROSSY

CONSULT MECHANICAL INC

54 AUDIA CRT UNIT 2

CONCORD - ON - L4K 3N5

www.consultmechanical.com

marc@consultmechanical.com

O: 905.738.1400



1. Consult: The term "Consult" as used herein shall mean Consult Mechanical Ltd.
2. Customer: The term "Customer" as used herein shall mean the company or owner to which this document is addressed.
3. Price Policy: Price is in effect for 30 days from time of quote.
4. Pricing: Sales taxes, (and in Canada GST/PST or HST) and any other taxes assessed on Customer, shall be added to the price upon invoice to Customer. Price includes only the material listed based on Consult's interpretation of plans and specifications unless noted otherwise. Additional equipment, unless negotiated prior to order placement, will be billed accordingly.
5. Warranty Exclusions: Consult's warranty does not apply to any goods which have been opened, disassembled, repaired, or altered by anyone other than Consult or its authorized service representative; or which have been subjected to misuse, misapplication, abuse, negligence, accidents, damage, or abnormal use or service. Refrigerants, fluids, oils, and expendable items such as filters are not covered by the Consult's warranty. Consult's duty to perform under any warranty may be delayed, at Consult's sole option, until Consult has been paid in full for all goods and services purchased by Customer. No such delay shall extend the warranty period. For additional consideration Consult will provide an extended warranty(ies) on certain goods or components thereof.
6. Omissions: Omissions in the Contract Documents and any work requested in variance of the Contract Document are considered extra to this Proposal and are not included in the Contract Price. Any additional work, required due to the site conditions known to the Customer and not disclosed to the Contractor, or which could not be reasonably anticipated by the Contractor, is not included in the Contract Price and shall be extra to the Contract Price. If the Contractor deems there to be an unforeseen issue that was not visible or foreseeable at the time of providing a price and entering into the agreement that will result in additional costs to the Customer, the Contractor shall provide immediate written notice of the issue and the alleged additional costs to the Customer before proceeding with any work. The Customer must approve any extra costs in writing, failing which the Customer shall not be liable for any additional claim for additional costs the Contractor makes. For greater certainty, the Customer shall not be responsible for any additional costs claimed by the Contractor that are not approved in writing by the Customer or the Customer's agent.
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9. Force Majeure: Neither Customer nor Consult shall be responsible or liable for, shall incur expense for, or be deemed to be in breach of this Agreement because of any delay in the performance of their respective obligations pursuant to this Agreement due solely to circumstances beyond their reasonable control ("Force Majeure") and without the fault or negligence of the party experiencing such delay, provided that the party experiencing the delay shall promptly give written notification to the other party within five (5) days after such party has learned of the Force Majeure. A Force Majeure event shall include, but not be limited to: accident, fire, storm, water, flooding, negligence, vandalism, power failure, installation of incompatible equipment, improper operating procedures, source current fluctuations or lighting. If performance by either party is delayed due to Force Majeure, the time for that performance shall be extended for a period of time reasonably necessary to overcome the effect of the delay. Any Services required by Consult due to reasons set forth in this Force Majeure Section shall be charged to Customer in addition to any amounts due under this Agreement.
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11. The Sections regarding invoicing, warranty and indemnity shall survive the termination of this Agreement.



Quotation

July 04, 2025,

Estimate- Lullaboo-Oshawa- Harmony Rd

To:

Project: Lullaboo-Oshawa Harmony Rd

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Price for the above Scope: Base Price: HVAC Only **\$183,400.00 +HST**

Separate Price for supply of 2 force flow heaters, and 1 baseboard heater: \$2,500.00 + Hst

*NO M/V FWT
or
DELIVERY*

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans and instructions
- 1# Exhaust Fan
- Mechanical wiring
- Ducting for existing rooftop units
- Electrical Room Ducting through roof not wall, fire dampers for laundry room
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Exclusions:

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- 3# RTUs -Existing
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- Kitchen Hood and CS Fire Wrapped Duct
- Kitchen Exhaust Fan
- Hood and welded ducting
- Hot Water Heater
- Security and flagging Personnel-By GC.
- BIM as built- drawings, if any.
- Fire Protection.
- Fire suppression system
- Bonding
- Cash Allowances



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Price for the above Scope: Base Price: HVAC Only **\$189,000.00 +HST**

Separate Price for supply of 2 force flow heaters, and 1 baseboard heater: \$2,500.00 + Hst

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans and instructions
- 1# Exhaust Fan
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- Sheet Metal ducting c/w thermal insulation including the MAU ducting, and electrical duct heater, as well as 1 Canarm Make up air unit
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- BIM as built- drawings, if any.
- Fire Protection.
- Fire suppression system



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Price for the above Scope: Base Price: HVAC Only **\$189,000.00 +HST**

Separate Price for supply of 2 force flow heaters, and 1 baseboard heater: \$2,500.00 + Hst

For Plumbing only: **\$220,186.39+HST**

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans
- 1# Exhaust Fan
- Mechanical wiring
- Ducting for existing rooftop units
- Sheet Metal ducting c/w thermal insulation including the MAU ducting, and electrical duct heater, as well as 1 Canarm Make up air unit
- NG Piping to hot water heater and to kitchen including hook up (suppression valve and appliance regulators by others)
- TAB – Air Balancing Report

Plumbing Scope

- Plumbing Fixtures and piping c/w insulation of piping as per Schedule and Drawings if selected
- 1# Grease Interceptor if plumbing included
- 1# Thermostatic Mixing Valve if plumbing included
- 1# Trap Seal Primer. if plumbing included

Exclusions:

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Date: 7-4-25

Job Name: LULIARUO OSHANA

Company Name: _____ Quote No: _____ Closing Date: _____

Attention: _____ Prepared by: _____

		AIRCON	15000		
		SCISSOR 2M	3000		
		AIR BAL	2000		
		EM ERU	58000		
		DEMO 2M ID	1530		
		BIN 1	700		
	4	CONTS @ 120	480		
	4	GN @ 150	600		
	90	SPIN ON'S / FIB 75	6450		
		HANG ROD'S	1530		
		ANTHUS ERU, 2M ID	1750		
		ERU DUCT	4500		
		LF / LOWER INTERNAL	1750		
		METALWORKS	18500		
		LABOUR DURING 2M 2W	12240	72HRS @ 170 (\$/H)	
		HANG / ROD'S	4000		
		WIRING	-		
		GLV 2 PANELS + PANELS	4800		
		SMALLS	500		
		POOF GAS - IN PROOF	-		
			140630		
		FINISHING 1BZ	6120		
			146750		
			X 1.05	MISC	
			154,087		



Customer Name

CONSULT MECHANICAL INC

54 AUDIA COURT, UNIT #2
Concord ON L4K 3N4
CANADA

Original

SALES QUOTATION

Page

1/2

Quotation Date

Quotation Number

1094996

Delivery Address

CONSULT MECHANICAL INC

Same as Bill-to

Your Reference

Project Name

**LULLABOO INTERIOR
ALTERATION, Oshawa**

Customer No.

C13408

Payment Terms

Net 30 Days

Drawing Date

Addendum #

X

Your Contact

Kevin Macdonald

905.790.8667

kevin.macdonald@airex.ca

Airex Inc

5 Sandhill
Brampton, ON
L6T5J5
CANADA

Product Group

Subtotal

**117 Pcs - Grilles and Diffusers c/w Listed Accessories
TAG# A, B, D, E, F, G**

3 Pcs - Fire Dampers **Sleeves And Angles Not Included **

01 Pcs- Aluminum Wall Louvres c/w Birdscreen & Paint

02 Pcs - Non - Insulated Control Dampers c/w 120v Actuators & End Switch

1 Pcs - Thermolec Electric Duct heaters

01 Pcs - Exhaust Fans c/w roof curb, bdd

controls and starters not included

TAG# EF-1

**** NOT INCLUDED ****

- ERV

- Kitchen Equipment

Tariff Escalation:

In the event tariffs are introduced on the products listed on this quote, price is subject to an increase in the equal percentage of those tariffs.

Subtotal

14,735.00

****SEPARATE PRICE****

**02 Pcs - Force Flow Heater
TAG# FFH**

01 Pcs - Baseboard Heater

****maximum on stelpro and ouellet is 2.5kw****

Subtotal

1,800.00

****SEPARATE PRICE****

01 Pcs - Canarm Make-Up Air Unit c/w isolators, bdd

****Controls not included****

Subtotal

1,765.00

Thank you, we really appreciate your business. Please review this quotation thoroughly for any errors or omissions, and to confirm specifications, sizes and quantities. All quotations are in accordance with our interpretation of plans and specifications provided. Airex is not liable for any items missed on a takeoff. Only items specifically listed in this quotation are included. Airex is a goods only supplier - this quotation does not include commissioning, start up or any other service unless specifically mentioned herein. This quotation is valid for 30 calendar days. Prices and specifications are subject to change without notice. Airex Terms & Conditions apply.

Website| www.airex.ca

Phone| (905) 790-8667

Fax| (905) 790-3242

E-Mail| info@airex.ca

Printed by SAP Business One



Shipping Type
Airex Truck (DAP)
Shipping Notes

Original

SALES QUOTATION

Page

2/2

Quotation Date

Quotation Number

1094996

Total Before Tax:

CAD 18,300.00

Quotation Valid Until: **05/04/2025**



sign here & return to place order

Date

Thank you, we really appreciate your business. Please review this quotation thoroughly for any errors or omissions, and to confirm specifications, sizes and quantities. All quotations are in accordance with our interpretation of plans and specifications provided. Airex is not liable for any items missed on a takeoff. Only items specifically listed in this quotation are included. Airex is a goods only supplier -this quotation does not include commissioning, start up or any other service unless specifically mentioned herein. This quotation is valid for 30 calendar days. Prices and specifications are subject to change without notice. Airex Terms & Conditions apply.

Website| www.airex.ca

Phone| (905) 790-8667

Fax| (905) 790-3242

E-Mail| info@airex.ca

Printed by SAP Business One



Customer Name

CONSULT MECHANICAL INC.

54 AUDIA COURT, UNIT #2
Concord ON L4K 3N4
CANADA

Original

Page

1/1

Delivery Address

CONSULT MECHANICAL INC.

Same as Bill-to

Quotation Date

04/04/2025

Your Reference

Project Name
**LULLABOO INTERIOR
ALTERATION, Oshawa**

Quotation Number

1094996

Customer No.

C13408

Payment Terms

Net 30 Days

Drawing Date

February 21, 2025

Addendum #

X

Your Contact

Ed Morson

416.455.1876

905.790.8667

ed.morson@airex.ca

Airex Inc

5 Sandhill

Brampton, ON

L6T5J5

CANADA

Product Group

**117 Pcs - Grilles and Diffusers c/w Listed Accessories
TAG# A, B, D, E & F**

01 Pcs- Aluminum Wall Louvres c/w Birdscreen & Paint

02 Pcs - Non - Insulated Control Dampers c/w 120v Actuators & End Switch

02 Pcs - Force Flow Heater

TAG# FFH

02 Pcs Pcs- Exhaust Fans c/w listed accessories

TAG# EF-1 & KEF-1

****IF STARTERS ARE REQUIRED, ADD \$535 PER STARTER WITH RELAY CONTACTS****

**** NOT INCLUDED ****

- ERV

- Kitchen Equipment (MUA and Hood)

Tariff Escalation:

**In the event tariffs are introduced on the products listed on this quote, price is subject to
an increase in the equal percentage of those tariffs.**

Shipping Type

Airex Truck (DAP)

Shipping Notes

TOTAL

CAD 17,500.00 + TAX

Quotation Valid Until: **05/04/2025**



sign here & return to place order

Date

Thank you, we really appreciate your business. Please review this quotation thoroughly for any errors or omissions, and to confirm specifications, sizes and quantities. All quotations are in accordance with our interpretation of plans and specifications provided. Airex is not liable for any items missed on a takeoff. Only items specifically listed in this quotation are included. Airex is a goods only supplier - this quotation does not include commissioning, start up or any other service unless specifically mentioned herein. This quotation is valid for 30 calendar days. Prices and specifications are subject to change without notice. Airex Terms & Conditions apply.

Website | www.airex.ca

Phone | (905) 790-8667

Fax | (905) 790-3242

E-Mail | info@airex.ca

**E.H. Price Solutions L.P.**

571 Chrislea Rd • Unit #3 • Woodbridge, ON, CA L4L 8A2

Ph: +1 (905) 669-8988 • Fx: +1 (905) 669-8023

E-mail: jyang@ehpricesales.com

Project: OSHAWA LULLABOO INT ALT 1425 HARMONY RD N
Number: TS2500946

To:	Date: April 03, 2025
Attention:	From: JingZhen Yang
Engineer: AEGIS ENGINEERING LTD	Terms: Quote is valid for 30 days
	All taxes \ tariffs are extra
	Net 30 days

We are pleased to quote on the supply only of the following:

<u>Qty</u>	<u>Description</u>	<u>Tag</u>
117	GRILLES, REGISTERS, DIFFUSERS PRICE GRILLES & DIFFUSERS WITH STANDARD B12 WHITE FINISH	A,B,D,E,F
1	LOUVERS PRICE 4" ALUMINUM DRAINABLE LOUVERS WITH DURACRON FINISH	WL
1	CONTROL DAMPERS PRICE MOTORIZED DAMPERS, LOOSE 120V ON/OFF BELIMO ACTUATOR WITH AUX. SWITCH	
1	FANS GREENHECK ROOF EXHAUST FANS c/w (2) Roof Curbs, (1) UL-762, (1) Curb Extension, (1) Grease Trap	EF-1
2	ELECTRIC HEATERS OUELLET ELECTRIC WALL FAN HEATERS c/w Built in T'stats, Standard Color	FFH
Total:		\$24,501.00

This quote is issued in accordance with and is subject to your acceptance of our Standard Terms and Conditions of Sale (Rev.EHPS.6.01.25). A hard copy of our Standard Terms and Conditions of Sale can be obtained from info@ehpricesales.com. No other terms or conditions shall apply.



E.H. Price Solutions L.P.

571 Chrislea Rd • Unit #3 • Woodbridge, ON, CA L4L 8A2

Ph: +1 (905) 669-8988 • Fx: +1 (905) 669-8023

E-mail: jyang@ehpricesales.com

Separate Price

2 ENERGY / HEAT RECOVERY AHU ERV-1,2

GREENHECK INDOOR ERV
c/w MERV 8 Filters, Timed Exhaust Defrost Controls, Standalone
Microprocessor Controls, NO BAS
(Specified ERV-1 Minivent not able to meet the requirement, quoted with
same performance as ERV-2)

Total Separate Price: \$57,500.00

NOT Included:

MUA, Kitchen Hoods, Fire Suppression
Fan Starters/Switches/Controls/Thermostats
Volume Dampers, Balancing Dampers
Special Colors/Finishes
Goosenecks/Insect Screens, Roof Caps
KEF-1

Respectfully,

JingZhen Yang

Quotation

April 04, 2025,

Estimate- Lullaboo-Oshawa- Harmony Rd

To:

Project: Lullaboo-Oshawa Harmony Rd

Attention:

We are pleased to provide you with our **Plumbing & Mechanical excluding Fire Protection** quotation to provide labor, material & equipment for the above project as per AEGIS Engineering Inc's Drawings & specifications as per Issued for Permit dated the 21st of February 2025 and Drawing Numbers: M-1.00, M-1.01, M-1.02, M-2.00, M-2.01, M3.00, M-4.00, M-5.00, M-5.01, MD-2.00, MD-3.00

Price for the above Scope: Base Price: HVAC Only **\$192,000.00 +HST**

For Plumbing only: **\$220,186.39+HST**

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans
- 1# Exhaust Fan
- Mechanical wiring
- Ducting for existing rooftop units
- Sheet Metal ducting c/w thermal insulation including the MAU ducting.
- Plumbing Fixtures and piping c/w insulation of piping as per Schedule and Drawings if selected
- NG Piping to hot water heater and to kitchen including hook up (suppression valve and appliance regulators by others)
- 1# Grease Interceptor if plumbing included
- 1# Thermostatic Mixing Valve if plumbing included
- 1# Trap Seal Primer. if plumbing included
- TAB

Exclusions:

- Abatement of Designated materials, if any.
- 3# RTUs -Existing
- Make Up Air Unit-By Kitchen Hood Provider
- Kitchen Hood and CS Fire Wrapped Duct
- Kitchen Exhaust Fan
- Hood and welded ducting
- Hot Water Heater
- Security and flagging Personnel-By GC.
- BIM as built- drawings, if any.
- Fire Protection.
- Fire suppression system
- Bonding
- Cash Allowances
- Colored Equipment



1. Consult: The term "Consult" as used herein shall mean Con-sult Mechanical Ltd.
2. Customer: The term "Customer" as used herein shall mean the company or owner to which this document is addressed.
3. Price Policy: Price is in effect for 30 days from time of quote.
4. Pricing: Sales taxes, (and in Canada GST/PST or HST) and any other taxes assessed on Customer, shall be added to the price upon invoice to Customer. Price includes only the material listed based on Consult's interpretation of plans and specifications unless noted otherwise. Additional equipment, unless negotiated prior to order placement, will be billed accordingly.
5. Warranty Exclusions: Consult's warranty does not apply to any goods which have been opened, disassembled, repaired, or altered by anyone other than Consult or its authorized service representative; or which have been subjected to misuse, misapplication, abuse, negligence, accidents, damage, or abnormal use or service. Refrigerants, fluids, oils, and expendable items such as filters are not covered by the Consult's warranty. Consult's duty to perform under any warranty may be delayed, at Consult's sole option, until Consult has been paid in full for all goods and services purchased by Customer. No such delay shall extend the warranty period. For additional consideration Consult will provide an extended warranty(ies) on certain goods or components thereof.
6. Omissions: Omissions in the Contract Documents and any work requested in variance of the Contract Document are considered extra to this Proposal and are not included in the Contract Price. Any additional work, required due to the site conditions known to the Customer and not disclosed to the Contractor, or which could not be reasonably anticipated by the Contractor, is not included in the Contract Price and shall be extra to the Contract Price. If the Contractor deems there to be an unforeseen issue that was not visible or foreseeable at the time of providing a price and entering into the agreement that will result in additional costs to the Customer, the Contractor shall provide immediate written notice of the issue and the alleged additional costs to the Customer before proceeding with any work. The Customer must approve any extra costs in writing, failing which the Customer shall not be liable for any additional claim for additional costs the Contractor makes. For greater certainty, the Customer shall not be responsible for any additional costs claimed by the Contractor that are not approved in writing by the Customer or the Customer's agent.
7. Invoice Remittance and Payment: If the Work is performed over more than a month, Consult will invoice Customer each month for the Work performed during the previous month. Customer agrees to pay the amount due to Consult as invoiced, within thirty (30) days of the date of such invoice. If the Work is completed in less than one month, Customer agrees to pay Consult in full after the Work has been performed within thirty (30) days of the date of being invoiced. If Customer is overdue in its payment to Consult, Consult shall be entitled to suspend the Work until paid and has the right to charge an interest rate of 2% percent per month, (or the maximum rate permitted by law), and may avail itself of any other legal or equitable remedy. Customer shall reimburse Consult costs incurred in collecting any amounts that become overdue, including attorney fees, court costs and any other reasonable expenditure.
8. Changes: Without invalidating this Agreement or any bond given hereunder, Customer or Consult may request changes in the Work. Any changes to the Work and any adjustment to the Agreement Price or the time for completion of the Work shall be in writing signed by both Customer and Consult. If Customer orders any additional work or causes any material interference with Consult's performance of the Work, Consult shall be entitled to an equitable adjustment in the time for performance and in the Agreement Price, including a reasonable allowance for overhead and profit.
9. Force Majeure: Neither Customer nor Consult shall be responsible or liable for, shall incur expense for, or be deemed to be in breach of this Agreement because of any delay in the performance of their respective obligations pursuant to this Agreement due solely to circumstances beyond their reasonable control ("Force Majeure") and without the fault or negligence of the party experiencing such delay, provided that the party experiencing the delay shall promptly give written notification to the other party within five (5) days after such party has learned of the Force Majeure. A Force Majeure event shall include, but not be limited to: accident, fire, storm, water, flooding, negligence, vandalism, power failure, installation of incompatible equipment, improper operating procedures, source current fluctuations or lighting. If performance by either party is delayed due to Force Majeure, the time for that performance shall be extended for a period of time reasonably necessary to overcome the effect of the delay. Any Services required by Consult due to reasons set forth in this Force Majeure Section shall be charged to Customer in addition to any amounts due under this Agreement.
10. Miscellaneous: Neither party to this Agreement shall assign this Agreement without the prior written consent of the other party hereto. Consult may assign this Agreement to any of its parents, subsidiary or affiliated companies or any entity majority owned by Consult. Notices shall be in writing and addressed to the other party, in accordance with the names and addresses of the parties as shown above. All notices shall be effective upon receipt by the party to whom the notice was sent. A waiver of the terms hereunder by one party to the other party shall not be effective unless in writing and signed by a person with authority to commit the Customer or Consult and delivered to the non-waiving party according to the notice provision herein. No waiver by Customer or Consult shall operate as a continuous waiver, unless the written waiver specifically states that it is a continuous waiver of the terms stated in that waiver.
11. The Sections regarding invoicing, warranty and indemnity shall survive the termination of this Agreement.





Date: _____

Attention: _____ Prepared by: _____

[illegible]



Date: _____

Job Name: LUILABCO OSHAWA

Company Name: _____ Quote No: _____ Closing Date: _____

Attention: _____ Prepared by: _____

	2	NONM SCISSOR	3000	✓	
	1	AIR BAL	2000	✓	
	1	EM PRICE	83950	41615	
	1	DEMO 2M ID	1530		
	1	BIN	700		
2	10	SEALANTS	1500	MISC	
30	4	CONES	400	MISC	
FIN 2.0	4	FIN	2800		
PIR 1.5	100	SPRINKLERS @	2000		
	2	HANDY ETV	2720		
	2	CONTROL ETV	1700		
	1	ETV DUCTING	2000	4500	
	1	INTERLOCK VFI/LOUVER	2000		
	1	MTW	18500		
	1	LBZ			
		↳ DUCTING	19800		
		FINISHING	4320		
	1	HANDY/ROOF	3000		
			142085		
35		MULTIPLEX	142085		
	4	A/D'S	1300		
		GFS HWT & RAMPING	1163394	155085	
		3 SIM WMS	2000	X1.2	
		ROOF LBS		186102	
		VENT HWT	1500		

Project: OSHAWA LULLABOO INT ALT 1425 HARMONY RD N
Number: TS2500946

To:	Date: April 03, 2025
Attention:	From: JingZhen Yang
Engineer: AEGIS ENGINEERING LTD	Terms: Quote is valid for 30 days
Addenda: Permit: Feb21, 2025	All taxes \ tariffs are extra Net 30 days

We are pleased to quote on the supply only of the following:

Qty	Description	Tag
117	PRICE GRILLES & DIFFUSERS WITH STANDARD B12 WHITE FINISH	A,B,D,E,F
1	PRICE 4" ALUMINUM DRAINABLE LOUVERS WITH DURACRON FINISH	WL ✓
1	PRICE MOTORIZED DAMPERS, LOOSE 120V ON/OFF BELIMO ACTUATOR WITH AUX. SWITCH	
2	GREENHECK ROOF EXHAUST FANS c/w (2) Roof Curbs, (1) UL-762, (1) Curb Extension, (1) Grease Trap	EF-1, KEF-1 3950
2	GREENHECK INDOOR ERV c/w MERV 8 Filters, Timed Exhaust Defrost Controls, Standalone Microprocessor Controls, NO BAS (Specified ERV-1 Minivent not able to meet the requirement, quoted with same performance as ERV-2)	ERV-1,2 ✓
2	OUELLET ELECTRIC WALL FAN HEATERS c/w Built in T'stats, Standard Color	FFH
Total:		\$83,950.00

NOT Included:

MUA, Kitchen Hoods, Fire Suppression
Fan Starters/Switches/Controls/Thermostats
Volume Dampers, Balancing Dampers
Special Colors/Finishes
Goosenecks/Insect Screens, Roof Caps

415 + 225
415

- 10,125^{uo}
+ 1800
- 3950
71615

Respectfully,

JingZhen Yang

Standard Terms and Conditions of Sale

1. **General** - These terms and conditions (the "**Terms**") apply to the purchase and sale of goods and services (collectively "**Products**") by E. H. Price and/or E.H. Price Sales, a division of Price Industries Limited ("**Price**") to the buyer ("**Buyer**"). For clarity, the Terms govern all the purchase and sale documents between the parties including but not limited to purchase orders, sales documents, shipping requests and any other oral and written communication relating to the Products. The Buyer shall be conclusively deemed to have accepted the Terms by any one or more of the following methods: (i) signing and returning Price's quotation; (ii) sending a purchase order in response to the quotation; or (iii) instructing Price to ship, or receiving, the Products. To the extent the Buyer has or had a balance due to, credit application with, or account with Price, these Terms shall supersede and control any other terms governing the Buyer's previous or other account, except that any personal guarantees shall continue in full force and effect unless specifically revoked in writing. No waiver, alteration or modification of the Terms shall be valid unless: (i) made in writing and signed by an authorized official of Price; or (ii) posted on Price's website and thereby made available to the public for review.
2. **Payment Terms** - All payments are to be in Canadian currency unless otherwise specified. Terms of payment are subject to prior approval of Price's credit department. Unless otherwise agreed in writing, the terms of payment are net 30 days from date of shipment. In the event that the Buyer's credit application with Price is not approved, the order will not be released for shipment unless: (i) the Buyer deposits 100% of the purchase price with Price; or (ii) a payment plan is agreed to by Price in writing. Price, at its sole discretion, may cancel the Buyer's credit account at any time, without notice, and with or without cause. In such event, the Buyer agrees to immediately pay the outstanding balance. If at any time the financial condition of the Buyer or other circumstances affecting the credit decision, in Price's opinion, does not justify continuance of production or shipment of Products on the terms of payment specified, Price may require full or partial payment in advance, or may at its sole discretion stop or delay production or shipment of Products. Unpaid amounts will accrue interest at a rate equal to the lesser of one and one-half percent (1.5%) per month and the maximum rate permitted by applicable law, from due date until paid in full. Price may apply the payments made by the Buyer in any manner that Price, in its sole discretion, deems appropriate, including application of payment to interest charges first, and then principal. Buyer may not withhold payment of any amounts due and payable as a set-off of any claim or dispute with Price.
3. **Holdbacks and Liens** - Price does not accept any holdbacks from its billings. The Buyer shall assign to Price any and all mechanic's lien, builder's lien, bond claims or rights that Buyer has or may have with respect to the project under the mechanic's lien, builder's lien and/or bond laws pertaining to public or private construction or against contract proceeds or retainages payable to Buyer with respect to such project. In no event shall the assignment release Buyer of the underlying obligation to pay Price the entire debt owed to Price. Further, Buyer's assignment to Price of the claims or rights as discussed in this paragraph is in addition to any other security given to Price or that Price may have received from the Buyer. Buyer shall hold all payments received in connection with materials furnished to it by Price in trust for Price. The Buyer shall fully and promptly furnish to Price any and all information necessary for Price to perfect any actual or potential mechanic's liens, builder's liens or bond rights. In the event Price incurs any legal costs and fees in connection with collecting monies due, including where payments are in default, Price shall be entitled to recover its legal costs and fees, expert's fees and/or collection agency fees, all on a full-indemnity basis.
4. **Shipping, Title and Risk of Loss** - Unless otherwise agreed in writing by both parties, Price will deliver the Products, Ex Works (Incoterms 2020) at the location of the manufacture unless otherwise specified in the Purchase Order (the "**Delivery Location**"), using Price's low-cost common carrier for packaging and shipping. Charges for special carrier services requested by the Buyer shall be paid by the Buyer with freight as quoted. Buyer shall take delivery of the Products within twenty-four (24) hours of Price's notice that the Products have been delivered to the Delivery Location. If Buyer fails to accept or take delivery of the Products within this twenty-four (24) hour period, or if the carrier is unable to deliver the Products to the Delivery Location because Buyer has failed to provide appropriate instructions, documents, licenses, or

satisfaction that there is a Defect, may, at Price's option, credit or refund the purchase price for the Defect or provide replacement Product. Price will reimburse the Buyer in the event that the Buyer incurs any reasonable shipping and handling expenses arising from the Defect. At Price's request, Buyer will dispose of the defective Product or return same to Price. Other than Products agreed by Price to be defective, no Products may be returned except by permission of an authorized Price official. When so returned, the Products will be subject to handling and transportation charges. Any and all standard cataloged returned Products, as agreed to by Price, are subject to a minimum 25% restocking charge. Authorized return of Products must be shipped prepaid to the location designated by the authorization. A copy of the invoice must accompany returned Products. All returned Products must be in as new condition. For greater clarity, Price will not accept any return of non-standard products or orders.

12. **Changes and Specifications** - In the interest of continuous product improvements, Price reserves the right to change, alter, modify or redesign its Product specifications or design without incurring obligation to the Buyer with respect to same. Price does not accept any order subject to project design and specifications. For greater clarity, Price is supplying Products based on the project design and specifications set forth in Price's quote, and any additional and/or conflicting project designs or specifications set forth in the order (or otherwise) are expressly rejected and excluded. Buyer accepts full and sole responsibility to determine whether the Products ordered by the Buyer meet the design and specification requirements of any project. For any non-standard products or orders, all specifications, drawings and data submitted to Price by the Buyer in conjunction with Price's quote are incorporated and made part of these terms and conditions.
13. **Cancellation** - Cancellation or modifications of all or part of any order by the Buyer are subject to Price's prior written consent in each instance. If cancellation or modification is allowed, Buyer agrees to pay to Price any and all expenses incurred, and damage sustained, by Price on account of the cancellation or modification, plus a reasonable profit and further indemnifies Price against any and all loss.
14. **Termination** - In addition to any other remedies Price may have, Price may terminate this agreement with immediate effect upon written notice to Buyer, if Buyer: (i) fails to pay any amount when due under this agreement and the failure continues for five (5) days after Price provides written notice of nonpayment; (ii) has not otherwise performed or complied with any of these Terms, in whole or in part; or (iii) becomes insolvent, files a petition for bankruptcy or commences or has commenced against it proceedings relating to bankruptcy, receivership, reorganization or assignment for the benefit of creditors.
15. **Limited Warranty and Liability** – Price warrants to Buyer that: (i) for a period of twelve (12) months from the date of delivery for standard cataloged Products; and (ii) for a period of the lesser of either twelve (12) months from the initial Product commission start-up date or eighteen (18) months from the date of delivery for non-standard Products commissioned by Price or its subcontractor, (in each case, the "Warranty Period"), any Product supplied by Price will be free of material defects in material or workmanship. Notwithstanding the foregoing limited warranty, any third-party products sold by Price are warranted only to the extent that the manufacturer warranted them to Price or directly to the Buyer and in no case will the warranty extend beyond the warranty provided by the manufacturer. For clarity, Price provides no independent warranty for third party products or components sold together or incorporated with Price's Products. Price's warranty does not apply to any Products which have been opened, disassembled, repaired, or altered by anyone other than Price or its authorized services representative or which have been subjected to misuse, misapplication or abuse. Price's duty to perform under any warranty may be delayed, at Price's sole option, until Price has been paid in full for all Products purchased by Buyer. No such delay shall extend the warranty period. For Products containing motor-compressors and/or furnaces, Price must receive a commissioning and start-up information report within forty-eight (48) hours of commissioning of said Products in order to assess if such Products are covered under the limited warranty. This limited warranty is conditional upon the Buyer having paid the purchase price in full, giving written notice to Price of the defect within ten (10) days of the Buyer having discovered or ought to have discovered the defect, ensuring proper storage, installation, operation, use, and maintenance of the Product during the Warranty Period, providing Price with the opportunity to examine the Products, and the absence of any unauthorized modification or repair of the Products. With respect to Products that satisfy the conditions of the limited warranty, Price shall, in its sole discretion, and as Buyer's sole and exclusive remedy and Price's entire liability for any breach of the limited warranty set forth in this Section 15, either: (i) repair or replace such Products (or the defective part); or (ii) credit or refund the amounts paid to Price for such Products. EXCEPT FOR THE EXPRESS WARRANTY SET FORTH IN THIS SECTION 15, PRICE MAKES NO WARRANTY WHATSOEVER, WHETHER EXPRESS OR IMPLIED BY LAW, COURSE OF DEALING, COURSE OF PERFORMANCE, USAGE OF TRADE, OR OTHERWISE, AND PRICE DISCLAIMS ALL OTHER WARRANTIES WHATSOEVER.

other terms. The Buyer expressly acknowledges that it has not been induced to purchase any of the Products from Price by any representation or warranty not expressly set forth in these Terms. No waiver by Price of any of the provisions of these Terms is effective unless explicitly set forth in writing that specifically references these Terms and is signed by Price. Price's obligations, if any, to supply Products on credit are expressly made conditional on the Buyer's consent to these Terms.

22. **No Assignment** - The Buyer will not assign any quotation or accepted order for the Products, in whole or in part, without Price's prior written consent.
23. **Force Majeure** – Price will not be liable for non-performance or any failures or delays due to acts of God, acts of Buyer, strikes, states of emergency, differences with workers, or any causes beyond the reasonable control of Price, including but not limited to fires, floods, weather, accidents, pandemic, action of any governmental authority, embargo, regulation, order, or governmental request, war (declared or undeclared), terrorism, sabotage, or other criminal conduct, insurrection or riots, or shortages of labor, energy, raw materials, production facilities, or transportation or default of suppliers, or any other events or causes beyond Price's reasonable control (each a "Force Majeure" event). Where delays or failures are caused by labor difficulties, Price will not be obligated to seek or obtain any settlement that, in Price's sole judgment, is not in Price's best interest.
24. **Compliance** - Buyer will comply with all applicable laws, regulations, ordinances, export and import laws and regulations in effect as of the date of shipment of the Products of any country involved in the transactions contemplated by the agreement.
25. **Governing Law; Venue; Dispute Resolution** - All matters arising out of or relating to this agreement is governed by and construed in accordance with the laws of the Province of Manitoba and the laws of Canada applicable therein. Price will have the sole and exclusive right to determine whether any dispute, controversy or claim arising out of or relating to the agreement, or the breach thereof, will be submitted to a court of law or arbitrated. The venue for any arbitration or litigation will be in the jurisdiction chosen by Price and the Buyer hereby irrevocably attorns to the jurisdiction so chosen by Price. The arbitrator's award may be confirmed and reduced to judgment in any court of competent jurisdiction. In the event the matter is submitted to a court, Price and Buyer hereby agree to waive their right to trial by jury and covenant that neither of them will request trial by jury.
26. **Choice of Language** - It is by the express intention of the parties hereto that these Terms and all its related documents be drafted in English. Il est de l'intention expresse des parties à la présente convention (connaissance, bon de commande, bon de conditionnement ou facture) et tout document s'y rattachant soient écrit en langue anglaise.
27. **Severability** - In the event any portion of these Terms are declared by a court or arbitrator of competent jurisdiction to be invalid, illegal or unenforceable as written, Buyer agrees that the court or arbitrator shall modify and reform such provision to permit enforcement to the greatest extent permitted by law, and that the enforceability of the remaining provisions of these Terms shall in no way be affected or impaired.
28. **Miscellaneous** - The Section headings contained in these Terms are for convenience only and will not affect the interpretation of any provision.

REV: EHP.6.04.21



Customer Name

CONSULT MECHANICAL INC.

54 AUDIA COURT, UNIT #2
Concord ON L4K 3N4
CANADA

Original

Page

1/1

Delivery Address

CONSULT MECHANICAL INC.

Same as Bill-to

Quotation Date

04/04/2025

Your Reference

Project Name
**LULLABOO INTERIOR
ALTERATION, Oshawa**

Quotation Number

1094996

Customer No.

C13408

Payment Terms

Net 30 Days

Drawing Date

February 21, 2025

Addendum #

X

Your Contact

Ed Morson

416.455.1876

905.790.8667

ed.morson@airex.ca

Airex Inc

5 Sandhill

Brampton, ON

L6T5J5

CANADA

Product Group

**117 Pcs - Grilles and Diffusers c/w Listed Accessories
TAG# A, B, D, E & F**

01 Pcs- Aluminum Wall Louvres c/w Birdscreen & Paint

02 Pcs - Non - Insulated Control Dampers c/w 120v Actuators & End Switch

**02 Pcs - Force Flow Heater
TAG# FFH**

**02 Pcs Pcs- Exhaust Fans c/w listed accessories
TAG# EF-1 & KEF-1**

****IF STARTERS ARE REQUIRED, ADD \$535 PER STARTER WITH RELAY CONTACTS****

**** NOT INCLUDED ****

- ERV

- Kitchen Equipment (MUA and Hood)

Tariff Escalation:

In the event tariffs are introduced on the products listed on this quote, price is subject to an increase in the equal percentage of those tariffs.

Shipping Type

Airex Truck (DAP)

Shipping Notes

TOTAL

CAD 17,500.00 + TAX

Quotation Valid Until: **05/04/2025**



sign here & return to place order

Date

Thank you, we really appreciate your business. Please review this quotation thoroughly for any errors or omissions, and to confirm specifications, sizes and quantities. All quotations are in accordance with our interpretation of plans and specifications provided. Airex is not liable for any items missed on a takeoff. Only items specifically listed in this quotation are included. Airex is a goods only supplier -this quotation does not include commissioning, start up or any other service unless specifically mentioned herein. This quotation is valid for 30 calendar days. Prices and specifications are subject to change without notice. Airex Terms & Conditions apply.

Website| www.airex.ca

Phone| (905) 790-8667

Fax| (905) 790-3242

E-Mail| info@airex.ca

Quotation

April 04, 2025,

Estimate- Lullaboo-Oshawa- Harmony Rd

To:

Project: Lullaboo-Oshawa Harmony Rd

Attention:

We are pleased to provide you with our **Plumbing & Mechanical excluding Fire Protection** quotation to provide labor, material & equipment for the above project as per AEGIS Engineering Inc's Drawings & specifications as per Issued for Permit dated the 21st of February 2025 and Drawing Numbers: M-1.00, M-1.01, M-1.02, M-2.00, M-2.01, M3.00, M-4.00, M-5.00, M-5.01, MD-2.00, MD-3.00

Price for the above Scope: Base Price: HVAC Only **\$192,000.00 +HST**

For Plumbing only: **\$220,186.39+HST**

Base Price Inclusions

- 2# ERV Units complete with ducting and insulation as per plans
- 1# Exhaust Fan
- Mechanical wiring
- Ducting for existing rooftop units
- Sheet Metal ducting c/w thermal insulation including the MAU ducting.
- Plumbing Fixtures and piping c/w insulation of piping as per Schedule and Drawings if selected
- NG Piping to hot water heater and to kitchen including hook up (suppression valve and appliance regulators by others)
- 1# Grease Interceptor if plumbing included
- 1# Thermostatic Mixing Valve if plumbing included
- 1# Trap Seal Primer. if plumbing included
- TAB

Exclusions:

- Abatement of Designated materials, if any.
- 3# RTUs -Existing
- Make Up Air Unit-By Kitchen Hood Provider
- Kitchen Hood and CS Fire Wrapped Duct
- Kitchen Exhaust Fan
- Hood and welded ducting
- Hot Water Heater
- Security and flagging Personnel-By GC.
- BIM as built- drawings, if any.
- Fire Protection.
- Fire suppression system
- Bonding
- Cash Allowances
- Colored Equipment



Terms and Conditions

1. Consult: The term "Consult" as used herein shall mean Consult Mechanical Ltd.
2. Customer: The term "Customer" as used herein shall mean the company or owner to which this document is addressed.
3. Price Policy: Price is in effect for 30 days from time of quote.
4. Pricing: Sales taxes, (and in Canada GST/PST or HST) and any other taxes assessed on Customer, shall be added to the price upon invoice to Customer. Price includes only the material listed based on Consult's interpretation of plans and specifications unless noted otherwise. Additional equipment, unless negotiated prior to order placement, will be billed accordingly.
5. Warranty Exclusions: Consult's warranty does not apply to any goods which have been opened, disassembled, repaired, or altered by anyone other than Consult or its authorized service representative; or which have been subjected to misuse, misapplication, abuse, negligence, accidents, damage, or abnormal use or service. Refrigerants, fluids, oils, and expendable items such as filters are not covered by the Consult's warranty. Consult's duty to perform under any warranty may be delayed, at Consult's sole option, until Consult has been paid in full for all goods and services purchased by Customer. No such delay shall extend the warranty period. For additional consideration Consult will provide an extended warranty(ies) on certain goods or components thereof.
6. Omissions: Omissions in the Contract Documents and any work requested in variance of the Contract Document are considered extra to this Proposal and are not included in the Contract Price. Any additional work, required due to the site conditions known to the Customer and not disclosed to the Contractor, or which could not be reasonably anticipated by the Contractor, is not included in the Contract Price and shall be extra to the Contract Price. If the Contractor deems there to be an unforeseen issue that was not visible or foreseeable at the time of providing a price and entering into the agreement that will result in additional costs to the Customer, the Contractor shall provide immediate written notice of the issue and the alleged additional costs to the Customer before proceeding with any work. The Customer must approve any extra costs in writing, failing which the Customer shall not be liable for any additional claim for additional costs the Contractor makes. For greater certainty, the Customer shall not be responsible for any additional costs claimed by the Contractor that are not approved in writing by the Customer or the Customer's agent.
7. Invoice Remittance and Payment: If the Work is performed over more than a month, Consult will invoice Customer each month for the Work performed during the previous month. Customer agrees to pay the amount due to Consult as invoiced, within thirty (30) days of the date of such invoice. If the Work is completed in less than one month, Customer agrees to pay Consult in full after the Work has been performed within thirty (30) days of the date of being invoiced. If Customer is overdue in its payment to Consult, Consult shall be entitled to suspend the Work until paid and has the right to charge an interest rate of 2% percent per month, (or the maximum rate permitted by law), and may avail itself of any other legal or equitable remedy. Customer shall reimburse Consult costs incurred in collecting any amounts that become overdue, including attorney fees, court costs and any other reasonable expenditure.
8. Changes: Without invalidating this Agreement or any bond given hereunder, Customer or Consult may request changes in the Work. Any changes to the Work and any adjustment to the Agreement Price or the time for completion of the Work shall be in writing signed by both Customer and Consult. If Customer orders any additional work or causes any material interference with Consult's performance of the Work, Consult shall be entitled to an equitable adjustment in the time for performance and in the Agreement Price, including a reasonable allowance for overhead and profit.
9. Force Majeure: Neither Customer nor Consult shall be responsible or liable for, shall incur expense for, or be deemed to be in breach of this Agreement because of any delay in the performance of their respective obligations pursuant to this Agreement due solely to circumstances beyond their reasonable control ("Force Majeure") and without the fault or negligence of the party experiencing such delay, provided that the party experiencing the delay shall promptly give written notification to the other party within five (5) days after such party has learned of the Force Majeure. A Force Majeure event shall include, but not be limited to: accident, fire, storm, water, flooding, negligence, vandalism, power failure, installation of incompatible equipment, improper operating procedures, source current fluctuations or lighting. If performance by either party is delayed due to Force Majeure, the time for that performance shall be extended for a period of time reasonably necessary to overcome the effect of the delay. Any Services required by Consult due to reasons set forth in this Force Majeure Section shall be charged to Customer in addition to any amounts due under this Agreement.
10. Miscellaneous: Neither party to this Agreement shall assign this Agreement without the prior written consent of the other party hereto. Consult may assign this Agreement to any of its parents, subsidiary or affiliated companies or any entity majority owned by Consult. Notices shall be in writing and addressed to the other party, in accordance with the names and addresses of the parties as shown above. All notices shall be effective upon receipt by the party to whom the notice was sent. A waiver of the terms hereunder by one party to the other party shall not be effective unless in writing and signed by a person with authority to commit the Customer or Consult and delivered to the non-waiving party according to the notice provision herein. No waiver by Customer or Consult shall operate as a continuous waiver, unless the written waiver specifically states that it is a continuous waiver of the terms stated in that waiver.
11. The Sections regarding invoicing, warranty and indemnity shall survive the termination of this Agreement.

